

## ISTRIA ADRIA

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<b>Code :</b>	10003
<b>Location :</b>	Medulin
<b>Building size :</b>	250 m2
<b>Lot size :</b>	400 m2
<b>Garden size :</b>	0.00 m2
<b>Number of floors :</b>	3
<b>Number of bedrooms :</b>	4
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	4
<b>Seaview :</b>	Yes
<b>Parking :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Energy efficiency :</b>	A+

Price : price on request €

For Sale - Luxury Villa 60 m from the Sea, Pješćana Uvala

In a prime location, just 60 meters from the pebble beach, there is a modern luxury villa with top-notch equipment and designer furnishings. Nearby, you will find two renowned restaurants and a marina, allowing for access by your own boat.

The villa consists of two kitchens (one in a separate building), a living room, several bedrooms, a bathroom with a massage shower, and a large terrace with a beautiful sea view. The floors are made of teak, and only high-quality materials have been used.

Located opposite the Verudela neighborhood, the villa offers proximity to numerous beaches, pine forests, and a wealth of activities for all ages - from entertainment and sports to relaxation with cocktails and live music. A secure parking space is located right next to the house.

Annual rental of the villa is also available for 50,000 euros plus utilities.

For more information, please