

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

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Code :	11481
Location :	Marčana
Building size :	170 m2
Lot size :	895 m2
Garden size :	0.00 m2
Number of floors :	1
Number of bedrooms :	3
Number of rooms :	5
Number of bathrooms :	4
Air conditioning :	Yes
Swimming pool :	Yes
Energy efficiency :	Not specified

Price : 625.000 €

Marčana, surroundings, modern Villa surrounded by nature

Located in a peaceful natural environment, this elegant Villa offers the perfect combination of privacy, comfort and a modern lifestyle.

Surrounded by greenery and silence, it is ideal for family life or tourist rental.

The villa, with a total area of

170 square meters, spreads over the ground floor and first floor.

On the ground floor there is a spacious living room connected to the dining room and a modernly equipped kitchen, and a bathroom.

Large glass walls provide direct access to the terrace and a view of the landscaped garden with a swimming pool.

On the first floor there are three comfortable bedrooms with private bathrooms and a shared terrace, overlooking nature.

It is fully furnished and equipped, heating and cooling is via air conditioning.

The villa is located on a fenced and carefully landscaped garden, which ensures complete privacy.

In the central part of the courtyard there is a swimming pool, perfect for relaxing on warm days, with a sunbathing area and a space for socializing.

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This Villa is an ideal choice for those seeking peace, security and luxury, yet close to all amenities and the city of Pula.