

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

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Code :	12358
Location :	Medulin
Building size :	88.91 m ²
Garden size :	0.00 m ²
Distance from center :	800 m
Distance from sea :	1000 m
Floor :	2
Number of floors :	3
Number of bedrooms :	3
Number of rooms :	3
Number of bathrooms :	2
Parking :	Yes
Garage :	Yes
Air conditioning :	Yes
Energy efficiency :	A+
Year of construction :	2026

Price : 290.000 €

The apartment under construction is located in a building with a total of 3 apartments in a quiet location in Medulin.

The apartment on the 2nd floor consists of:

hallway and entrance - 6.46 m²

laundry room - 1.28 m²

bedroom 1 - 10.84 m²

bedroom 2 - 9.95 m²

bedroom 3 - 10.22 m²

bathroom - 5.94 m²

bathroom - 5.07 m²

living room - 14.96 m²

kitchen and dining area - 13.74 m²

loggia - 13.93 m² * coefficient 0.75 = 10.45 m²

Total S3 net/useful net - 92.39 m² / 88.91 m²

The apartment includes:

TWO COVERED PARKING SPACES 5.88 + 5.88 = 11.76 m²

STORAGE S3 - 1.34 m²

TOTAL apartment S3 with accessories - 102.01 m²

Equipment:

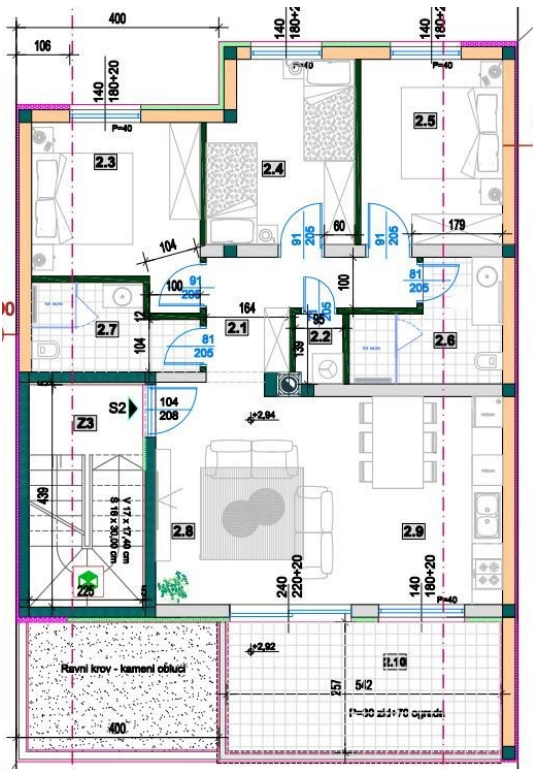
Air conditioning units in all rooms and the living room

Underfloor heating in bathrooms, kitchen, living room, and hallway

Laminate flooring in bedrooms, ceramic tiles in the rest of the apartment

Electric roller shutter on the sliding glass wall in the living room

Anti-burglary entrance door



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The buyer is exempt from paying property transfer tax.

For additional information, please