

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

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Code :	12980
Location :	Medulin
Building size :	140 m2
Lot size :	545 m2
Garden size :	0.00 m2
Distance from center :	6000 m
Distance from sea :	650 m
Number of floors :	2
Number of bedrooms :	4
Number of rooms :	4
Number of bathrooms :	2
Seaview :	Yes
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	B

Price : 530.000 €

For sale is a beautiful and well-maintained house located in a quiet part of Banjole, ideal for family living or as an investment for tourist rentals. The property stands out with its functional layout, landscaped outdoor space, swimming pool, and additional amenities for outdoor living.

On the ground floor, there is a spacious living room, a kitchen with a large dining area, a bathroom, and a spacious terrace with direct access to the pool and a well-kept garden. The yard features a separate garden shed and an additional structure with a large barbecue, seating area, and sink - an ideal place for gatherings and outdoor enjoyment.

Upstairs, there are four comfortable bedrooms, two of which have their own balconies, as well as an additional bathroom.

The landscaped and fenced yard offers a covered parking space (carport), electric entrance gates, and the possibility of parking 3 to 4 vehicles within the property. The pool was built a few years ago and is equipped with an outdoor shower. It is connected to a solar system on the roof, which allows for natural water heating on sunny days.

The house is sold furnished or unfurnished, according to the buyer's preference. The property was completely renovated in 2020, including facade restoration, and is in excellent and impeccable condition.

An excellent opportunity to purchase a quality house ready for

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immediate occupancy, with no additional investments needed.

For more information, please