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Code :	14486
Location :	Brtonigla
Building size :	138 m2
Lot size :	500 m2
Garden size :	0.00 m2
Number of bedrooms :	2
Number of rooms :	2
Number of bathrooms :	2
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	Not specified
Year of construction :	2024

Price : 530.000 €

In the vicinity of Umag, just four kilometers from the sea, there is a beautiful villa situated in a peaceful and pleasant environment.

The villa spans two floors. On the ground floor, there is a spacious open-concept living room connected to the kitchen and dining area, a bedroom with an en-suite bathroom, and an additional guest toilet. On the first floor, there is a large bedroom with an en-suite bathroom and access to a terrace.

The outdoor space features a well-maintained sunbathing area with a pool and a covered parking area with space for two cars. Both terraces offer views of the surrounding vineyards and olive groves.

The villa is equipped with triple-glazed PVC exterior joinery and high-quality interior joinery. The facade is thermally insulated, 10 cm thick, with details made of Istrian stone. High-end ceramics and sanitary ware have been installed, and there is a provision for underfloor heating via a heat pump. The yard is paved, and the pool, measuring 9 x 4 meters, is equipped with tiles and complete pool technology.