

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

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Code :	14569
Location :	Medulin
Building size :	245 m2
Lot size :	1400 m2
Garden size :	0.00 m2
Distance from center :	4000 m
Distance from sea :	30 m
Number of floors :	1
Number of bedrooms :	3
Number of rooms :	3
Number of bathrooms :	3
Seaview :	Yes
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	A+
Year of construction :	1997

Price :	2.100.000 €
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First row to the sea and beach – house with a pool and large garden

For sale is a unique house located in an exceptional location – first row to the sea and beach! The property is set on a spacious and beautifully maintained garden that offers complete privacy and enjoyment in a Mediterranean environment.

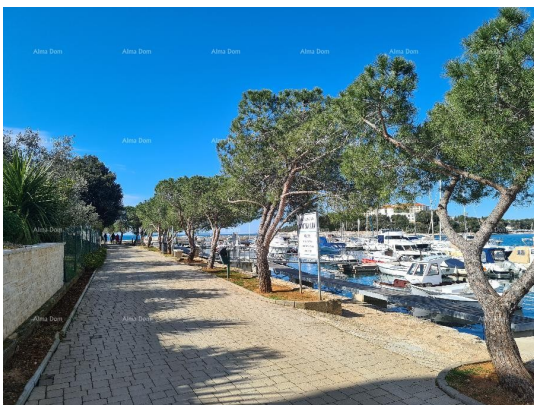
In front of the house, there is a large pool with a sun deck, ideal for relaxation and socializing on warm summer days.

The single-story house is built on two levels. The first level features a spacious living room with access to the terrace and pool, while the second level includes a kitchen, two bedrooms, and two bathrooms. A special charm is added by the guest apartment, which offers additional privacy and comfort.

The property has two access points and two entrances: at the back, there is an automatic iron gate leading to parking spaces, while at the front, directly from the beach, there is a direct entrance to the house.

There is a possibility of reconstructing the property and adding another floor, making this property even more attractive as an investment.

This house is the perfect blend of an exclusive location by the sea, comfortable living space, and investment potential.



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