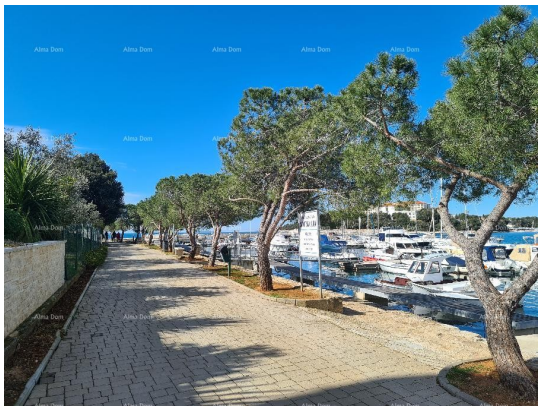
ISTRIA ADRIA
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Code :	14569
Location :	Medulin
Building size :	245 m2
Lot size :	1400 m2
Garden size :	0.00 m2
Distance from center :	4000 m
Distance from sea :	30 m
Number of floors :	1
Number of bedrooms :	3
Number of rooms :	3
Number of bathrooms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

Price :	2.100.000 €

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

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sea, comfortable living space, and investment potential.