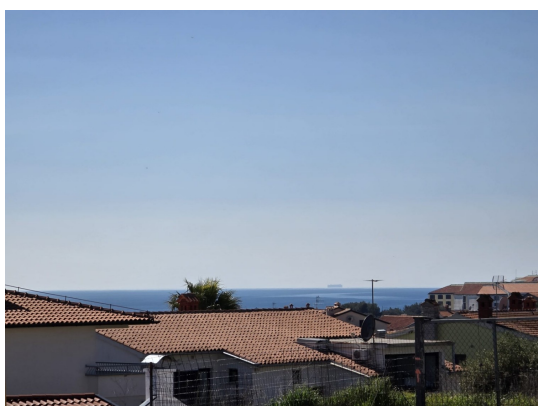


**ISTRIA ADRIA**  
**Pot za Brdom 102, 1000 Ljubljana**  
**e-mail: [info@istria-adria.com](mailto:info@istria-adria.com)**  
**web: [istria-adria.com](http://istria-adria.com)**  
**info: +386 59 200 071**



|                               |                       |
|-------------------------------|-----------------------|
| <b>Code :</b>                 | 14822                 |
| <b>Location :</b>             | Medulin               |
| <b>Building size :</b>        | 126.85 m <sup>2</sup> |
| <b>Garden size :</b>          | 0.00 m <sup>2</sup>   |
| <b>Distance from sea :</b>    | 400 m                 |
| <b>Floor :</b>                | 1                     |
| <b>Number of floors :</b>     | 3                     |
| <b>Number of bedrooms :</b>   | 3                     |
| <b>Number of rooms :</b>      | 3                     |
| <b>Number of bathrooms :</b>  | 2                     |
| <b>Seaview :</b>              | Yes                   |
| <b>Parking :</b>              | Yes                   |
| <b>Garage :</b>               | Yes                   |
| <b>Air conditioning :</b>     | Yes                   |
| <b>Energy efficiency :</b>    | A+                    |
| <b>Year of construction :</b> | 2024                  |

**Price :** 535.000 €

New Luxury Project, Pješćana Uvala!

The project under construction consists of two buildings, each with three floors and two apartments per floor.

Apartment S3 is located on the first floor of building B, with a total area of 126.85 m<sup>2</sup> (net area of 107 m<sup>2</sup>). It consists of a hallway with a wardrobe, 3 bedrooms, 2 bathrooms, a living room with a kitchen and dining area, and a spacious covered balcony of 39.70 m<sup>2</sup>, accessible from all rooms, offering a beautiful sea view.

The apartment comes with 2 parking spaces, which must be purchased separately.

For more information, please