

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

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Code :	15311
Location :	Umag
Building size :	55.48 m ²
Garden size :	0.00 m ²
Distance from center :	500 m
Distance from sea :	700 m
Floor :	1
Number of floors :	4
Number of bedrooms :	1
Number of rooms :	1
Number of bathrooms :	1
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	A+
Year of construction :	2025

Price : 207.000 €



In the city of Umag, as part of a modern residential project with 122 apartments, an apartment is for sale on the first floor of the building, with a total area of 55.48 m², including a storage room and a parking space. The apartment labeled 1-21 is located on the first floor and consists of:

- Entrance area
- Bathroom
- Bedroom
- Balcony (10.22 m²)

The apartment also comes with:

- Storage room (2.60 m²)
- Covered parking space.

Technical specifications:

- Reinforced concrete structure
- Thermal insulation façade (ETICS, 10 cm)
- High-quality PVC joinery with lift-and-slide doors
- Electric roller blinds in the rooms
- Multi-split air conditioning in all rooms
- First-class ceramics and parquet flooring
- Separate electricity and water meters
- Video intercom, internet, and TV connections

The building includes:

- 74 garage spaces, 82 outdoor, and 25 covered parking spaces
- A total of 105 storage rooms
- Elevator and staircases from 4 main entrances



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- Basement level with garages and communication
- Apartments from the 1st to the 3rd floor.

Location:

100-500 m from kindergarten, school, shops, sports facilities, and the center

700 m to the sea, promenade, and city beach.

Completion of works is planned for the end of 2025.

For more information, please feel free to contact us: