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Code :	15683
Location :	Novi Vinodolski
Building size :	293 m2
Garden size :	0.00 m2
Distance from sea :	50 m
Floor :	Ground floor
Number of floors :	2
Number of bedrooms :	4
Number of rooms :	5
Number of bathrooms :	2
Air conditioning :	Yes
Energy efficiency :	Not specified

Price : 459.000 €

Povile, Novi Vinodolski – in a peaceful coastal village, just 50 metres from the sea and beautiful beaches, a spacious four-bedroom apartment with a large private garden is for sale, located on the ground floor of a residential building.

Apartment S1 has a living area of 98.07 m² and features a highly functional layout, making it an excellent choice for a larger family, a holiday home by the sea, or an investment for tourist rentals.

The heart of the apartment is a spacious 33.30 m² open-plan living area combining the living room, kitchen and dining area. The apartment offers four bedrooms measuring 10.75 m², 10.79 m², 9.63 m² and 11.72 m², providing comfortable accommodation for a larger number of guests.

A particular highlight of this property is the 28.62 m² terrace and the impressive 154 m² private garden. The generous outdoor area offers numerous possibilities for creating a relaxation zone, outdoor dining area, space for entertaining or sunbathing, giving the apartment the feel and privacy of a house.

The apartment also includes an uncovered parking space, PM1, measuring 12.50 m². The total calculated area of the apartment including its appurtenances is 123.13 m².

Povile is a small and peaceful coastal village located in the immediate vicinity of Novi Vinodolski, known for its crystal-clear sea, beautiful coves and relaxed Mediterranean atmosphere. The location is particularly attractive for those who want to stay close to all essential amenities while enjoying a quieter setting away from the crowds.

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With the sea only 50 metres away, four bedrooms, a large private garden and its own parking space, this property is an excellent choice for family holidays and year-round living, as well as an attractive investment opportunity for tourist rentals.

- Rijeka