

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

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Code :	15744
Location :	Labin
Building size :	193 m2
Lot size :	1756 m2
Garden size :	0.00 m2
Number of bedrooms :	3
Number of rooms :	4
Number of toilets :	1
Air conditioning :	Yes
Swimming pool :	Yes
Energy efficiency :	Not specified

Price : 980.000 €

LABIN, a medieval town on a hill whose old name is Albona, is a place where the richness of architecture combines with numerous art studios, a rich gastronomic offer and various tourist and cultural facilities.

This beautiful property is located in a quiet village near the town of Labin, with a superbly equipped, attractive interior with extremely entertaining sports and wellness facilities.

The location offers peace and privacy, while at the same time being well connected.

During construction and decoration, every detail, quality of construction and top-quality materials were taken into account.

It extends over two floors:

- the ground floor consists of a covered entrance and entrance hall, storage room, utility room, toilet, open space dining room, kitchen and living room with large glass walls leading to a covered terrace (a quiet place to relax with a coffee) and a summer kitchen.
- the first floor consists of three bedrooms, each with its own bathroom, a study-reading room, and a balcony with an open panoramic view.

The house is completely fenced with a spacious driveway and parking and surrounded by a landscaped lawn, planted olive trees and a green fence.

Tennis lovers have a full-size private tennis court at their disposal.

The property is equipped with various board games (five-a-side football, ping-pong (table tennis), bicycles.... and the emphasis

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here is on relaxation and socializing outdoors.

This house is a true hedonistic paradise for people who want to enjoy the intimacy of space, the family environment with good fun and socializing, and yet close to all the amenities that the city offers for everyday life and the sea.

The location of this property, the harmony of beauty and function of the space make this property an ideal investment:

- in tourism
- an idyllic family life
- as a combination of both.