

ISTRIA ADRIA

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Code :	15769
Location :	Medulin
Building size :	186 m2
Lot size :	321 m2
Garden size :	0.00 m2
Distance from center :	1000 m
Distance from sea :	350 m
Floor :	n/a
Number of floors :	3
Number of bedrooms :	6
Number of rooms :	6
Number of bathrooms :	3
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	A+
Year of construction :	2023

Price : 750.000 €

For sale is a two-story apartment with a garden and a swimming pool, covering an area of 185.96 m². The apartment features a landscaped garden on two sides of the building and a heated swimming pool of 24 m². It is sold furnished and equipped, with underfloor heating and video intercoms.

Ground floor: 66.14 m²

- Living room, kitchen with dining area
- Bedroom and bathroom
- Access to a covered terrace of 16 m² and garden

First floor: 74 m²

- Three bedrooms (one with an en-suite bathroom)
- Additional bathroom
- Terrace of 28 m² with a sea view

Heating: underfloor heating in the living room, kitchen, bathrooms, hallway, and master bedroom.

Air conditioning: 6 units in total (in all rooms, hallway, and living room).

Included: garden of 90 m², storage room, 4 parking spaces.

The building is located just 350 m from the sea. The property is suitable for residential living and tourist rental. Nearby are shops, a school, the center of Pula, and the airport. Ownership is clear 1/1, without encumbrances.