

ISTRIA ADRIA
Pot za Brdom 102, 1000 Ljubljana
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Code :	16078
Location :	Medulin
Building size :	55 m2
Garden size :	0.00 m2
Distance from center :	400 m
Distance from sea :	1300 m
Floor :	1
Number of bedrooms :	2
Number of rooms :	2
Number of bathrooms :	1
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	A+
Year of construction :	2024

Price : 229.000 €

MEDULIN | NEW BUILD 3-BEDROOM APARTMENT | 59.19 m² |
TERRACE | PARTIAL SEA VIEW

We offer for sale a modern three-bedroom apartment with an area of 59.19 m² in a quality new building in Medulin. The property is located in a quiet dead-end street without car traffic. The residential project consists of two smaller buildings with a total of 11 residential units, providing a pleasant and peaceful living environment.

A major advantage is the excellent location – the historic center of Medulin is only 400 m away, while the sea and coastal promenades are approximately 1 km away.

LAYOUT

The apartment is located on the 1st floor and consists of:

✓

2 bedrooms

✓

bathroom with toilet

✓

kitchen with dining area and living room

✓

spacious terrace

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From the living room, there is direct access to the terrace with a pleasant view of the peaceful surroundings, neighboring family houses, and an olive grove. The terrace also offers a partial view of the sea.

EQUIPMENT AND STANDARD

✓

quality ceramics

✓

underfloor heating

✓

air conditioning

✓

fully equipped bathroom

✓

large windows and glass walls

✓

plenty of natural light

✓

private parking space

NEW BUILDING – DOCUMENTATION STATUS

This is a new building, with ownership of the property already transferred to individual co-owners of the building.

The process of obtaining the occupancy permit is currently underway, and its completion is expected within the next few months.

LOCATION – MEDULIN

The property is located in a quiet part of Medulin, within a pleasant walking distance from the center and the sea.

✓

historic center: 400 m

✓

sea and coastal promenades: approx. 1 km

✓

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dead-end street without car traffic

✓

restaurants, cafes, shops, and other amenities nearby

Medulin is one of the most sought-after tourist destinations in southern Istria, known for its beautiful coastline, clear sea, numerous beaches, restaurants, and a rich offer of activities for an active and relaxing holiday.

FOR PERSONAL LIVING OR INVESTMENT

The apartment is suitable for year-round living, vacation, or as an investment for rental. The combination of two bedrooms, a terrace, a private parking space, and an attractive location represents a very interesting opportunity in one of the more sought-after areas of Medulin.

Modern new build with 3 rooms and a terrace in a quiet part of Medulin, only 400 m from the historic center and approximately 1 km from the sea.