ISTRIA ADRIA
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Code :	16141
Location :	Medulin
Building size :	142 m2
Lot size :	1169 m2
Garden size :	1169.00 m2
Distance from sea :	2000 m
Number of floors :	1
Number of bedrooms :	3
Number of rooms :	5
Number of bathrooms :	2
Parking :	Yes
Energy efficiency :	Not specified

Price : 308.000 €

Located in a peaceful area of Medulin, surrounded by greenery and nature, this detached house offers approximately 142 m² of living space on a spacious plot of 1,169 m². It is an ideal property for those seeking privacy, a tranquil setting and the opportunity to adapt the space to their own needs.

The house extends over two floors and is functionally divided into two separate residential units.

On the ground floor, there is an apartment comprising a living room connected to the kitchen and dining area, two bedrooms and a bathroom.

On the first floor, the second apartment consists of a living room with a kitchen, one bedroom, a bathroom and a spacious terrace overlooking the greenery and surrounding nature.

Both residential units are equipped with air conditioning, and the house is sold furnished. Additional practical features include an outdoor storage room and a parking space in front of the house.

The spacious garden offers numerous possibilities for landscaping, whether you wish to create your own garden, an orchard, a relaxing retreat or an outdoor entertaining area.

The property's particular appeal lies in its versatility and potential for different uses – from family living and multi-generational accommodation to combining private residence with tourist rental, subject to applicable regulations and the necessary permits.

The house is located approximately 2 km from the sea and the beach. Its peaceful natural surroundings make it an attractive

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choice for those wishing to escape the hustle and bustle of the city while remaining within easy reach of coastal amenities.

A property offering excellent potential for comfortable living, privacy and versatile use.

For further information or to arrange a viewing, please feel free to contact us.