

## ISTRIA ADRIA

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<b>Code :</b>	02103
<b>Location :</b>	Sveta Nedelja
<b>Building size :</b>	170 m <sup>2</sup>
<b>Lot size :</b>	1328 m <sup>2</sup>
<b>Garden size :</b>	0.00 m <sup>2</sup>
<b>Number of bedrooms :</b>	3
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	3
<b>Swimming pool :</b>	Yes
<b>Energy efficiency :</b>	Not specified

**Price :** 545.000 €

Beautiful villa near Labin.

This modern villa of 150m<sup>2</sup>, on a spacious plot of 1328m<sup>2</sup>, offers complete privacy.

It is designed as a modern and elegant space, illuminated by large glass walls

that provide an open panoramic view.

On the ground floor there is an entrance hall, open space living room, kitchen and dining room with access to a covered terrace and sunbathing area, a 36m<sup>2</sup> swimming pool and a barbecue and socializing area.

On the ground floor there is also a bedroom and a bathroom.

On the first floor there are two bedrooms, each with its own bathroom, balcony and utility room.

The price refers to the current condition of the property.

The advantage offered by this property is that the buyer can complete and furnish the interior of this villa according to his own wishes

and personalize the space according to his preferences and the position itself, which allows this villa to be transformed into a hedonistic paradise

for both living and tourism.m.