

## ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

e-mail: [info@istria-adria.com](mailto:info@istria-adria.com)

web: [istria-adria.com](http://istria-adria.com)

info: +386 59 200 071



<b>Code :</b>	08226
<b>Location :</b>	Labin
<b>Building size :</b>	160 m2
<b>Lot size :</b>	1200 m2
<b>Garden size :</b>	0.00 m2
<b>Number of floors :</b>	2
<b>Number of bedrooms :</b>	3
<b>Number of rooms :</b>	3
<b>Number of bathrooms :</b>	2
<b>Parking :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Energy efficiency :</b>	A+
<b>Year of construction :</b>	2020

**Price :** 425.000 €

We are selling a newly built house with a yard of 1200 m2. On the ground floor there is a hallway, a living room with a dining room and access to a covered terrace, a kitchen, a bedroom and a bathroom. An internal staircase leads to the floor where there are 2 bedrooms, both with access to the loggia, and a bathroom. Installations for central heating (first phase), air conditioning in each room, and the method of fuel oil/gas supply is left to the customer's choice.

Made in the classic Istrian style, which provides a pleasant ambience and fits perfectly into the environment.

According to the project, another house of the same type is planned, which would be connected to the existing house with a covered porch, and each house in that case would have a garden of 600 m2.

It is up to the buyer whether they want to build another house for rent or sale or to keep the 1200 m2 garden.