

## Villa u Pomeru, 300 metara od mora, Medulin, House



### Seller Info

Name: Dogma Nekretnine  
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Company Name: Dogma nekretnine d.o.o.  
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in Pula, Anticova 5 and in Zagreb,

Ulica grada Vukovara 284  
(Almeria building D). Our  
teams are at your disposal in all  
locations!

## Listing details

### Common

Title:	Villa u Pomeru, 300 metara od mora
Property for:	Sale
House type:	detached
Property area:	460 m <sup>2</sup>
Bedrooms:	11
Bathrooms:	5
Price:	1,150,000.00 €
Updated:	Apr 15, 2024

### Condition

Built:	2010
Last renovation:	2022

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Medulin
City area:	Pomer
ZIP code:	52203



### Permits

Building permit:	yes
Ownership certificate:	yes

### Description

Description: In Pomer, in the south of the Istrian peninsula, we are selling a luxury house with five residential units - distance from the sea 300 m! The house of modern design and architecture, combined with stone details that give a touch of Istrian tradition, was conceived as a single-story house with an attic consisting of a basement and four apartments with a total living area of 462.50 m<sup>2</sup>. Each apartment consists of two bedrooms, a bathroom, a kitchen and a living room, and everything is connected to a central part in the form of a living room and a room for hanging out with a TV and a pool table, an open concept connected by large glass walls to an outdoor terrace. The yard is fenced and landscaped, and there is also a summer kitchen with a barbecue. In the basement there is a basement with a total area of 150 m<sup>2</sup>, which consists of a large living room with a fireplace, a dining room and kitchen, a bathroom and two bedrooms. The yard is large enough and there is a

possibility of building a swimming pool. Close to all amenities necessary for life. For boating enthusiasts, there is a nautical marina and glamping in the immediate vicinity of Pomer. in Pomer you will find a pebble and rocky beach where everyone will find a quiet place either in the sun or in the shade of pine trees. The sea is 300 meters away, which is more than close enough for anyone who likes to swim in the sea and enjoy the beach. This villa in an undisturbed idyll is the perfect opportunity for a peaceful family life, rest and relaxation or as an investment for rental for tourist purposes. For all information and viewing, call: David Roce: +385 99 759 1558 david.roce@dogma-nekretnine.com ID CODE: IS105104

### Additional contact info

Reference Number: 424984  
Agency ref id: IS105104