

## ISTRA, MEDULIN - Obiteljska kuća na dvije etaže u mirnom dijelu, Medulin, House



### Seller Info

Name: Agencija Dux nekretnine  
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First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then

because we like to stay in touch  
even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ISTRA, MEDULIN - Obiteljska kuća na dvije etaže u mirnom dijelu
Property for:	Sale
House type:	detached
Property area:	175 m <sup>2</sup>
Lot Size:	448 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	2
Price:	415,000.00 €
Updated:	Jul 22, 2024

### Condition

Last renovation:	2003
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### Location

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

### Permits

Ownership certificate:	yes
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### Additional information

Energy efficiency:	B
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### Heating

Central heating:	yes
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### Parking

Garage:	yes
Number of parking	3

spaces:

## Description

Description:

ISTRIA, MEDULIN - A family house on two floors in a quiet part of Medulin - once a small fishing village developed into a modern tourist center thanks to all its advantages, which are the mild Mediterranean climate, clear sea and indented coastline. Due to its rich cultural past, stunning coastline and wide range of activities and sights, it has become one of the most famous tourist destinations on the Adriatic. Recognized as a modern tourist center, Medulin offers a dynamic and content-rich vacation. For those who want to have fun, the city organizes a handful of cultural events in the form of concert summers, folk parties, fishing evenings and handicraft fairs. In the immediate vicinity is ancient Pula, Brijuni National Park, Cape Kamenjak Nature Park and other beauties of the Istrian peninsula such as the town of Premantura, the southernmost point of Istria which offers an unforgettable experience of magical views, white rocky beaches, rich plant life and crystal blue sea. The house consists of ground and first floor. On the ground floor there is a spacious living room with a dining room with access to the terrace, a kitchen that also has an access to the terrace and yard, a hallway, a bathroom and stairs leading to the upper floor. Upstairs there are 2 bedrooms, a study with a large terrace, a hallway, a room with a wardrobe and a bathroom. The yard is full of greenery and has a large entrance for a car and two parking spaces plus a 30 m<sup>2</sup> garage. The terrace accessed from the kitchen also has an outdoor fireplace. The house has a boiler room and is heated by central heating. Wooden joinery was installed. The house has an alarm system and a video intercom. A real opportunity for a quiet family life or as an investment in a tourist rental. The property is unencumbered! Dear clients, the agency commission is charged in accordance with the General Terms and Conditions:

<http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja> ID CODE: 15672

## Additional contact info

Reference Number: 576699

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