

## ISTRA, PREMANTURA - Apartmanska kuća 400 metara od mora! POGLED MORE!, Medulin, House



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: [info@dux-nekretnine.hr](mailto:info@dux-nekretnine.hr)  
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, PREMANTURA - Apartmanska kuća 400 metara od mora! POGLED MORE!
Property for:	Sale
House type:	detached
Property area:	500 m <sup>2</sup>
Lot Size:	1750 m <sup>2</sup>
Bedrooms:	12
Bathrooms:	10
Price:	790,000.00 €
Updated:	Jul 22, 2024

### Location

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

### Permits

Ownership certificate:	yes
------------------------	-----



### Heating

Central heating:	yes
------------------	-----

### Parking

Garage:	yes
Number of parking spaces:	4

### Description

Description:	ISTRIA, PREMANTURA - Large apartment house 400 meters from the sea! Premantura, the southernmost place of the Istrian peninsula, in the municipality of
--------------	---

Medulin, about 10 km south of Pula. Premantura is a highly touristic place with about 850 inhabitants, which during the tourist season, thanks to the campsites and the proximity of the Kamenjak nature park, becomes one of the main tourist destinations. Premantura is a small place located in the south of the Istrian peninsula near the tourist center of Pula. To the south of the town is Cape Kamenjak and to the east is Medulin bay with many small uninhabited islands. The sea is nowhere of such a blue-green color, as clean as in this extreme south of Istria. There are beautiful pebble and rocky beaches, and some of them are Rt Kamenjak beach, Pješčana uvala beach, Stupce beach (pebble beach), Munte beach (the sunbathing area is paved with stone slabs, and on the southeast side there is a beautiful pebble beach). This is one of the few destinations that has an organized beach for blind people. Only 400 meters from the center of Premantura and 400 meters from the first beautiful beaches, a large apartment house with a spacious garden is for sale. Due to its layout and living area, this property shows great potential and countless possibilities. The house offers about 500 m<sup>2</sup> of living space that extends through eight residential units, a tavern and a garage. The first floor and the attic have a view of the sea. The entire first floor is hand-made of stone. - 3 large apartments, 2 on the first floor and one mansard of approximately 80/100 m<sup>2</sup> - 2 bedrooms + bathroom, 2 toilets, balcony - 2 medium apartments of 45 m<sup>2</sup> each on the ground floor - 1 bedroom + bathroom, toilet, terrace - 2 smaller studio apartments of 20 m<sup>2</sup> each - 1 tavern in the same building of 20 m<sup>2</sup> - 1 separate apartment of approximately 35 m<sup>2</sup> On the beautiful garden there is space to build another house, and inside the garden there are parking spaces, summer kitchen, outdoor grill. The property has central heating, air conditioning, heat-insulating facade, wooden joinery, a roof that was adapted two years ago. In terms of location, this property has an enviable location due to its close proximity to beaches and all the necessary facilities, and also during the tourist season it provides peace and quiet, given that the house is positioned at the end of a dead-end street. Opportunity for large family life as well as opportunity for tourist rental or retirement home! Dear clients, the agency commission is charged in accordance with the General Business Conditions  
[www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 15256

## Additional contact info

Reference Number: 576805  
Agency ref id: 15256