

## Pomer, Villa 460m2 sa 4 stana, konoba, 300m do mora !, Medulin, House



### Seller Info

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About us: Tvrtka REAL nekretnine d.o.o.,

ovlaštena agencija za posredovanje u prometu nekretninama sa sjedištem u Rijeci, Verdieva 5, i uredima u Šibeniku, Fra Jerolima Milete 13 i Puli, Istarska 18 s timom provjerenih agenata posrednika, nastojat će prvenstveno zadovoljiti Vaše interese.

Do realizacije i ostvarenja željenog, dovest ćemo Vas bez stresa, nervoze, uz maksimalnu sigurnost, a ukoliko nam ukažete povjerenje radi kupnje ili prodaje, eventualno najma te zakupa, potrudit ćemo se zaslužiti Vašu preporuku kao najbolju reklamu.

Rad, predanost, upornost, profesionalnost i poznavanje

tržišta, argumenti su kojima raspoložemo.  
Danas je vrijeme novac, nastojat ćemo ga uštedjeti za Vas.

Plaćanje posredničke naknade sa smiješkom na licu. Sve naprijed navedeno uz kvalificiranu pravnu pomoć i savjete.

Dobar odabir! Kroz naše web stranice nastojimo se približiti svim klijentima korisnicima naših usluga, i onima koji će to tek postati.

Zadovoljan klijent je naša obveza.

Reg No.: 1221

## Listing details

### Common

Title:	Pomer, Villa 460m2 sa 4 stana,konoba,300m do mora !
Property for:	Sale
House type:	detached
Property area:	460 m <sup>2</sup>
Lot Size:	286 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	11
Bathrooms:	5
Price:	1,150,000.00 €
Updated:	Jun 28, 2024

### Condition

Built:	2006
Last renovation:	2022

### Location

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

ZIP code: 52203

## Permits

Building permit: yes  
Location permit: yes  
Ownership certificate: yes

## Additional information

Energy efficiency: In preparation



## Parking

Number of parking spaces: 5

## Description

Description: In Pomer in the extreme 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 is designed as a ground floor house with a high 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, bathroom, kitchen and living room, all connected to the central part in the form of a living room and a room for socializing with TV and pool table, open concept connected by large glass walls with an outdoor terrace. The garden is fenced and decorated, and there is a summer kitchen with 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 fireplace, dining room and kitchen, bathroom and two bedrooms. The garden is large enough and there is a possibility of building a swimming pool. Close to all amenities needed for life. For nautical lovers in Pomer there is a nautical marina and glamping in the immediate vicinity. 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 every lover of swimming in the sea and enjoying the beach. This villa in undisturbed idyll is the perfect opportunity for a quiet family life, rest and relaxation or as an investment for rent for tourist purposes. ID CODE: IST-0147

## Additional contact info

Reference Number: 616659  
Agency ref id: IST-0147  
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