

TOP LOKACIJA 100M OD MORA, MODERNA ARHITEKTURA, Medulin, House



Seller Info

Name: Dogma Nekretnine
First Name: Dogma
Last Name: Nekretnine
Company Name: Dogma nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://dogma-nekretnine.com>
Country: Croatia
Region: Primorsko-goranska županija
City: Rijeka
ZIP code: 51000
Address: F.LA GUARDIA 6
Phone: +385 51 341 080
Fax: +385 51 341 081
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:	TOP LOKACIJA 100M OD MORA, MODERNA ARHITEKTURA
Property for:	Sale
House type:	detached
Property area:	320 m ²
Lot Size:	605 m ²
Number of Floors:	2
Bedrooms:	6
Bathrooms:	5
Price:	2,270,000.00 €
Updated:	Oct 29, 2024

Location

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



Permits

Building permit:	yes
Ownership certificate:	yes

Additional information

Energy efficiency:	In preparation
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Description

Description: One of the most touristic cities of the peninsula, the tip of Istria, Medulin lives and develops tourist tourism all year round, as evidenced by the accommodation potential of several thousand beds. Close to the most important and also the largest peninsula of the city, the city of Pula offers diverse attractions, a rich itinerary of its past. The most important monument - the Amphitheater is the starting and ending point of the city tour. This extremely modern house stands out for its excellent location and beautiful sea view. The house is also characterized by large glass walls that provide the building with plenty of warmth and sunlight and, therefore, an added touch of luxury. It is located on an area of 605m² and only 100m from the sea of houses and is under construction. It will consist of a

basement, ground floor and 2 floors with a total area of 320m². The basement is designed as a space for socializing, with a kitchen, pantry, technical room and boiler room. The special feature of this house, in addition to its excellent location with an open view, is certainly the panoramic elevator with which the basement is connected to the second floor. The ground floor, designed as a night area, consists of three bedrooms with their own bathrooms and access to the covered terrace and the beach of the 9x4m² swimming pool with an outdoor shower and a separate area where there is a whirlpool and a seating area. On the first floor, which can be reached by elevator, internal or external stairs, there is a corridor, toilet, storage room, then you can enjoy the open space concept of the kitchen with dining room and living room, from the terrace of which there is a wonderful view of the sea that will certainly delight you. at any time of the day as well as at any time of the year. The second floor will contain exercise equipment, another jacuzzi and a bathroom. The advantage of this house is certainly the solar panels, i.e. its own 15kW power plant, which is used for water, heating. Each bathroom has two sinks and ventilation, glass fences on the outdoor terraces with led lamps. Parquet flooring is planned in the rooms, while there will be tiles in the bathrooms and other rooms. It is also planned to install two heat pumps, underfloor heating, air conditioning inverters and a fan coil system. There will be two wells in the garden that can be used for watering and maintenance of the garden and two parking spaces will have power for electric cars. The fully fenced yard behind the portuna with electric opening and video surveillance provide additional privacy and security. The stated price refers to a furnished and equipped house with top-quality appliances and materials. The proximity of all the necessary amenities such as a shop, school, post office, restaurant, make this location an excellent choice for an idyllic vacation throughout the year and in the summer months if you want to engage in tourist rentals and thus return the invested funds faster. For any additional information you are interested in or if you want to view the property, please call the licensed agent with many years of experience in real estate: LORENA KOGEJ Licensed agent Mobile 091/738-7200 Telephone 052/639-276
lorena.kogej@dogma-nekretnine.com SANDRA MILETIĆ Licensed agent Mobile 091/988-5843 Telephone 052/639-276 sandra.miletic@dogma-nekretnine.com ID CODE: IS1511906

Additional contact info

Reference Number: 669423
Agency ref id: IS1511906