

## Umag.Prvi red do mora, Umag, House



### Seller Info

Name: ReMax Centar nekretnina

First Name: ReMax

Last Name: Centar nekretnina

Company Name: ReMax Centar Nekretnina

Name:

Service Type: Selling and renting

Website: <https://www.remax-centarnekrtnina.com>

Country: Croatia

Region: Primorsko-goranska županija

City: Rijeka

ZIP code: 51000

Address: Krešimirova 12a

Phone: 0038551635350

About us: RE / MAX Real Estate Center is the largest RE / MAX franchisor in Croatia with 8 offices in the following cities: Zagreb, Rijeka, Pula, Poreč, Umag, Rovinj, Opatija and Crikvenica. For more than 12 years, Re / max Real Estate Center has been operating as a local expert in areas where it operates with over 90 sales representatives.

The company is focused on providing the highest quality and most personalized real estate buying and selling services to its clients. A reliable advisor for the Croatian real estate market, Re / max Real Estate Center is determined to maintain strict standards of excellence through continuous indicators of success in real estate sales and by supporting the value of the Re / max brand.

Reg No.: 656/2009

## Listing details

## Common

Title:	Umag,Prvi red do mora
Property for:	Sale
House type:	detached
Property area:	137 m <sup>2</sup>
Lot Size:	296 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	1
Price:	1,200,000.00 €
Updated:	Nov 22, 2024

## Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Umag
City area:	Umag
ZIP code:	52470



## Additional information

Energy efficiency:	B
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## Parking

Covered parking space:	yes
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## Description

Description: This beautiful romantic house is located in the immediate vicinity of Umag, first row to the sea with access to the beach through its own yard. The house consists of an auxiliary house, which is part of the carport and covered parking. The residential part of the house has an area of 137 m<sup>2</sup> and consists of an entrance hall, a bathroom, three bedrooms, a storage room, a kitchen, a large living room with a panoramic view of the sea, and a closed loggia with access to the terrace, which is completely oriented towards the sea. This property is equipped with gas central heating, and a 1000L tank is located in the yard. The yard has a shower and a barbecue with an outdoor kitchen, and hot water is piped everywhere, and there is an irrigation system for the entire green area. This property is extremely rare on the market due to its exceptional location. It is only 3 km from the town of Umag and is located right next to the promenade and the beach. It is in close proximity to all other facilities and movement is possible by bicycle. Under the canopy, there is preparation for storing a boat or canoe, and every corner of the house and its surroundings is adapted to enjoying the joys of the sea as well as fishing. Peace and energy as well as orderliness are the true jewel of this House. The breathtaking panoramic view of the sea is an ideal place to rest or to live, and thanks to the planned equipping with central heating and a fireplace in the living room, the

house can be used all year round. And building a swimming pool is also possible. It can be moved in immediately and the documentation is completely in order. We invite you to view this beautiful house, which is truly a rarity on the market. ID CODE: 300441015-177

### Additional contact info

Reference Number: 685252  
Agency ref id: 300441015-177  
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