



Location :	Medulin
Code :	00131
Building size :	174 m2
Lot size :	682 m2
Distance from center :	1500 m
Distance from sea :	1500 m
Seaview :	Yes
Swimming pool :	Yes
Parking :	Yes
Garage :	No
Pantry :	Yes
Floor :	n/a
Number of floors :	2
Number of rooms :	5
Number of bathrooms :	3
Year of construction :	n/a
Energy efficiency :	A+

Price :	4.875.000 Kn
Price :	650.000 €

This exquisite holiday villa is located in Medulin, a top tourist destination in the southern part of Istria. Situated on a quiet part of the village, its elevated position in relation to the sea offers a magnificent view of the Medulin bay, even from the ground floor.

The villa consists of a ground and a first floor. The ground floor has an entrance hall, a living room, a kitchen and a dining room, a bedroom, a covered terrace and a bathroom. The living room and the dining room open onto the terrace, a sun deck, a swimming pool and a garden. The uniqueness of the pool consists of the beautiful sea view that renders your bath even more relaxing. The first floor is made up of two bathrooms, two terraces and three bedrooms, one of which is a master bedroom with an en-suite bathroom, a wardrobe and a its own terrace. It's important to emphasize that every room has a great sea view.

The construction of the villa is careful and of great quality. It has a central floor heating, and air conditioning through a heat pump system. This is a low energy villa, as confirmed by the A + energy class energy efficiency, and is fully prepared to...