



DAMAC d.o.o.

## ALMA DOM INVEST

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<b>Code :</b>	27214
<b>Location :</b>	Medulin
<b>Building size :</b>	200 m <sup>2</sup>
<b>Lot size :</b>	700 m <sup>2</sup>
<b>Distance from center :</b>	400 m
<b>Distance from sea :</b>	400 m
<b>Seaview :</b>	No
<b>Number of floors :</b>	3
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	4
<b>Year of construction :</b>	2025
<b>Energy efficiency :</b>	A+
<b>Parking :</b>	Yes
<b>Air conditioning system :</b>	Yes

Price : 790.000 €

Modern House with Pool and 4 Bedrooms in Banjole – 400 m from the Sea

For sale is a new, modern detached house in Banjole, covering an area of 200 m<sup>2</sup>, situated on a plot of 700 m<sup>2</sup>. The house spans three levels: ground floor, first floor, and second floor, making it ideal for family living or luxurious vacations near the sea.

The ground floor features a kitchen with a dining area and a living room as the central part of the house. Large glass walls provide plenty of light. From the living room, there is access to two terraces and a future pool measuring 6.5 m x 3.4 m. Additionally, there is a guest toilet and a technical room.

On the first floor, there is a bedroom with a walk-in closet and a bathroom. The second floor contains two bedrooms with walk-in closets and bathrooms (one bedroom has its own terrace) as well as an additional room that can serve as a second living room, office, or playroom.

The house is built with high-quality materials and is equipped with PVC joinery with insect screens and shutters, as well as an electric heat pump that ensures a comfortable temperature throughout the year. The h...