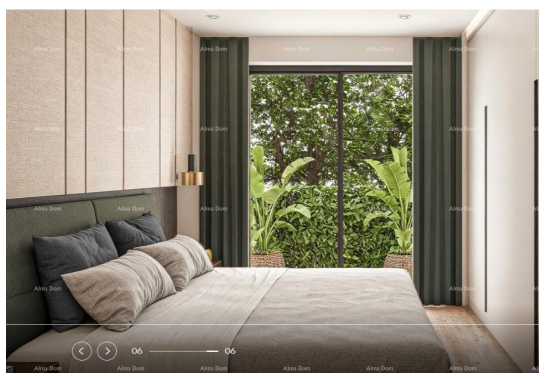




apt. 102 102m² • APARTMENT		
	1. kat	3+KK
01	Ulaz • Entrance hall	5.8 m²
02	Spavaća soba 1 • Bedroom 1	9.3 m²
03	Spavaća soba 2 • Bedroom 2	11.7 m²
04	Kupatnica • Bathroom	6.1 m²
05	Dnevna soba • Living room	22.9 m²
06	Ormar • Storage	1.8 m²
06	Natkrivena terasa • Covered terrace	13.3 m²
07	Nezatkrivena terasa • Uncovered terrace	50.1 m²
08	Vrt sa bazenom • Garden with pool	150.4 m²
	Parking (2x) • Parking (2x)	5.9 m²
Ukupna površina • Total area		95.0 m²



Konstrukcija predstavlja idejni nacrt. Oprema prikazana na slici (furnitura, kuhinjski elementi, električni aparati itd.) treba uzeti u obzir kao samo idejni nacrt. Specifični detalji i oprema bit će određeni tek nakon finalizacije projekta. The equipment shown in the picture (furniture, kitchen elements, electrical appliances, etc.) should be taken into account as a conceptual drawing. Specific details and equipment will be determined only after finalizing the project. The content of this supply, specification and other documents is subject to change without notice. The content of this supply, specification and other documents is subject to change without notice. The content of this supply, specification and other documents is subject to change without notice.



Code :	29598
Location :	Medulin
Building size :	98 m²
Lot size :	150 m²
Distance from center :	0 m
Distance from sea :	500 m
Seaview :	No
Floor :	Ground floor
Number of floors :	3
Number of rooms :	2
Number of bathrooms :	1
Year of construction :	2025
Energy efficiency :	A+
Parking :	Yes
Air conditioning system :	Yes

Price : 430.000 €

In an excellent location in Premantura, only 500 meters from the Kamenjak nature park and the Stupice camp, an apartment is for sale on the ground floor of a modern high-quality new building.

The building consists of a total of six residential units and was built according to the highest standards.

DISTANCE FROM KEY FACILITIES

- Sea and Kamenjak: 500 m
- Shops, restaurants, town center: nearby
- Medulin: 10 minutes drive
- Pula (airport): 20 minutes drive

SPACE LAYOUT

Apartment area (calculated): 98.9 m²

Garden area with swimming pool: 150.4 m²

Entrance hall - 5.9 m²

Bedroom 1 - 9.3 m²

Bedroom 2 - 11.7 m²

Bathroom - 6.1 m²

Living room with kitchen and dining area - 22.9 m²

Covered terrace - 13.3 m² (calculated 10.0 m²)

Uncovered terraces - 50.1 m² (calculated 12.6 m²)

Garden with swimming pool - 150.4 m² (calculated 15.1 m²)

Parking space

The apartment is equipped with:

- Electric underfloor heating throughout the apartment



DAMAC d.o.o.

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- Air conditioning in all rooms
- Premium Italian ceramics and interior joinery
- Triple parquet in the bedrooms
- Private swimming pool (only...