



Code :	30043
Location :	Medulin
Building size :	166 m ²
Lot size :	754 m ²
Distance from center :	0 m
Distance from sea :	800 m
Seaview :	Yes
Number of floors :	3
Number of rooms :	5
Number of bathrooms :	2
Year of construction :	1960
Energy efficiency :	B
Parking :	Yes
Air conditioning system :	Yes
Basement :	Yes

Price : 760.000 €

EXECUTIVE OPPORTUNITY – SALE OF TWO HOUSES IN AN EXCELLENT LOCATION, ONLY 800 m FROM THE SEA – VINKURAN

For sale is a unique property located in a quiet part of Vinkuran, ideal for family living, tourist rental, or a combination of residence and investment. The spacious plot of 754 m² features two houses: a renovated Istrian stone house and an additional holiday home with two apartments. The location is exceptionally attractive – just a few minutes' walk separates you from the sea, and the view from the property overlooks Fratarski Island, Pješćana Uvala, and the beautiful sunsets over Pula.

The first house – an authentic Istrian stone house, with an area of 102 m², is functionally and comfortably arranged. It consists of three bedrooms, a living room, a kitchen with a dining area, a bathroom with a toilet, and a storage room. It is surrounded by a yard of 493 m² that provides complete privacy and the opportunity to enjoy the outdoors year-round.

The plot also includes an additional holiday home with a total area of 64 m², divided into two separate apartments. On the ground floor, there is a full...