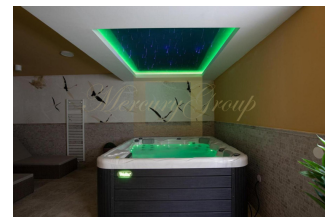


**Medulin, a beautiful villa of 350 m2,  
 only 6 m from the sea with an  
 fascinating view**

*Croatia, Istria*

<b>Price:</b>	<b>€ 2 700 000</b>
<b>Object type</b>	House
<b>Market</b>	New building
<b>Year built</b>	2023
<b>Bedrooms</b>	5
<b>Number of rooms</b>	5
<b>Land area</b>	503 m2
<b>Area</b>	340 m2
<b>Category</b>	For sale



In the very heart of Medulin, this detached villa with its sumptuous 340 m2 of living space, well distributed over three floors, is located. The distance from the sea is only a few meters. A modern villa with a beautiful, nature-fused private pool that can be heated if necessary and thus used throughout the year, located in the southernmost part of Istria, is a dream home that takes your breath away!

The entire villa is spread over three floors. The basement part is planned and designed as a zone for recreation and rest and consists of a wellness zone with its own lounge chairs for relaxation, a spa zone with a sauna and a jacuzzi, and a toilet. An internal staircase leads to the ground floor, where the open living room with a large sofa and TV dominates, a sitting and dining area and a fully equipped kitchen with simple and elegant lines, access to a covered terrace and pool, a view of the sea just a few steps away, a bathroom.

On the ground floor there is also a game room with a chess corner, table football and darts. The PlayStation 5 provides entertainment options for young and old children, while the garden of the villa has a table tennis table for active outdoor play.

On the first floor there are 5 elegant bedrooms, each with its own bathroom. What impresses at first sight are the large glass walls and the view of the sea, as well as the pine forest. In the evening, the sunsets that spill over the surface of the sea leave you breathless. The feeling that the entire space is located in the sea itself.

The entire area of the villa is air-conditioned, heat pump system, underfloor heating throughout the entire villa. The entire interior is meticulously and qualitatively designed and made, which is noticeable on every single element of the villa.

For more information about this rare villa in a unique location, feel free to contact us.



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