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**Istria, Umag, Three-room apartment
on the ground floor, NPK 88,20 m²,
400 m from the sea**

Croatia, Istria

Price:	€ 438 300
Object type	Apartment
Market	New building
Year built	2024
Bedrooms	3
Number of rooms	3
Area	88 m ²
Category	For sale



Istria, Umag, just 400 m to the first beaches and 4 kilometers from the town of Umag, this modern building is located. The apartment marked S1B is located on the ground floor of a building with a total of 12 apartments, with a total floor area of 88.20 m², and consists of an entrance hall (10.75 m²), a living room (26.65 m²), a covered terrace (5.30 m²), uncovered terraces (0.70 m²), bedrooms (10.35 m²), bedrooms (10.35 m²), bedrooms (12.90 m²), covered terraces (1.85 m²), bathrooms (5, 60 m²), and one guest toilet (3.75 m²). The apartment also has one parking space and a storage room (3.85 m²) in the underground garage.

The building will be equipped with high-quality ceramic tiles, three-layer parquet in the bedrooms, high-quality sanitary facilities, water-based floor heating with a heat pump, air conditioners in the form of fan coils, smart home control system, aluminum and PVC carpentry with electric roller blinds, alarm distribution.

A swimming pool with a total size of 6 x 10 m will be installed in the garden of the building, with the possibility of heating the water in the pre- and post-season. Tenants will be offered the option of using the pool for an annual fee.

The building is now in the high-rise Rohbau phase, and the planned completion is at the end of 2024.

We are at your disposal for all other questions!

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