



PARENTIUM PREMIUM
Real Estate

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Code :	02429
Location :	Novigrad
Building size :	95.38 m2
Lot size :	0 m2
Distance from center :	2000 m
Distance from sea :	2000 m
Floor :	1
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms :	1
Seaview :	Yes
Parking :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2025
Energy efficiency :	Not specified

Price : 333.880 €

In a quiet and pleasant location, just a few minutes' drive from Novigrad and the sea, a modern apartment is for sale, located on the first floor of a smaller residential building.

The apartment has a total calculated area of 95 m², with the area of the rooftop terrace calculated with the corresponding coefficient.

The interior is functionally designed and consists of an entrance hallway, a separate laundry room, two bedrooms, and a spacious open space living area that connects the kitchen, dining room, and living room. From the living room, there is access to a large terrace, which provides additional outdoor living space.

What sets this property apart is the private rooftop terrace of approximately 70 m², offering a beautiful view of the sea. Thanks to its size, the terrace provides ample space for arranging a sunbathing area, lounge zone, summer kitchen, or a gathering space to enjoy the Istrian sunsets.

For heating and cooling, air conditioning units are provided, while underfloor heating is also installed for extra comfort. There is also the possibility of installing a fireplace or stove, giving the future owner additional options for arranging the space according to their preferences.

The apartment also includes two parking spaces.

Quality construction, modern layout, large rooftop terrace, sea view, and a peaceful environment in close proximity to Novigrad make this property an excellent choice for year-round family living, a personal vacation property, or an investment in tourist rental.