



PARENTIUM PREMIUM
Real Estate

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Code :	02492
Location :	Novigrad
Building size :	75 m2
Lot size :	0 m2
Distance from center :	1000 m
Distance from sea :	500 m
Floor :	2
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms :	2
Electric heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2006
Energy efficiency :	Not specified

Price : 340.000 €

In a quiet location in Novigrad, just 500 meters from the sea and well-maintained beaches, an apartment with an area of 75 m² is for sale, situated on the second floor of a residential building.

The apartment has a very functional layout, consisting of an entrance hallway, a kitchen with a dining area and living room, two bedrooms, and two bathrooms.

A special advantage of the property is the spacious terrace of as much as 28 m², which provides plenty of space for dining, socializing, and enjoying the outdoors. The living room opens directly onto the terrace, while both bedrooms have their own bathrooms and access to the terrace, ensuring additional comfort and privacy.

An interesting possibility for the future owner is that the apartment can be divided into two separate residential units with minor modifications. This opens up additional opportunities for tourist rental, a combination of personal use and rental, or as an investment.

The building is located in a quiet, dead-end street with very little traffic, which provides more peace and privacy and makes the location pleasant for both everyday living and vacationing.

The proximity to the sea, large terrace, two bedrooms with attached bathrooms, and the possibility of forming two separate units make this property an excellent choice for year-round living, personal vacation, or tourist rental in Novigrad.