EURO PARTNER
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Code :	00189
Location :	Umag
Building area :	59.45 m2
Number of bedrooms :	1
Number of bathrooms :	1
Floor :	3
Distance from the center :	10 m
Distance from the sea :	30 m

Price : 290.000 €

BUILDING

Number of rooms :	2
Elevator :	Yes
Energy class :	in preparation
Year of construction :	2012

AMENITIES

Terrace :	Yes
Number of parking spaces :	1

HEATING & COOLING

Air conditioning :	Yes

INFRASTRUCTURE

Electricity :	Yes
Sewerage :	Yes

DOCUMENTATION

Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes

Luxurious Apartment
Apartment in the 2nd row to the sea, sea view – garage-lift
The apartment has an area of 59.45m2 and offers luxury and quality in an excellent location, just 30m from the sea and the nearest beaches.
It is located on the 3rd floor of a modern building in the very center of Umag, which further enhances its appeal, while the car lift and private garage space, along with the building lift, ensure convenience.
The apartment is furnished and equipped, with minimal use, featuring modern characteristics such as underfloor heating in the bathroom and hallway, and wall fan coil units that provide heating and cooling in all other rooms.
The apartment consists of an entrance hall with built-in wardrobes, a bathroom with a skylight allowing natural light.
A spacious bedroom with a walk-in closet and the potential to add an additional bedroom. The sea view from the bed creates an extra touch of luxury. The living room, dining area, and kitchen have access to a spacious terrace with a sea view.
The apartment includes a basement of 3.50m2, a parking space in a closed garage, and an additional parking space in the yard of the

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building, which is a closed type with a ramp and is used only by residents.
This is the ideal apartment for those seeking quality, comfort, and proximity to the sea.
Additionally, according to the spatial plan, there is the possibility of building another floor.