EURO PARTNER
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Code :	00060
Location :	Novigrad
Building area :	215 m2
Land area :	1001 m2
Number of bedrooms :	4
Number of bathrooms :	4
Distance from the center :	1 km
Distance from the sea :	1 km

Price : 1.190.000 €

BUILDING

Number of rooms :	5
Number of floors :	1
Energy class :	in preparation
Year of construction :	2018
Condition :	Newly built

AMENITIES

Sea view :	Yes
Terrace :	Yes
Number of parking spaces :	2
Pool :	Yes
Sauna :	Yes

HEATING & COOLING

Air conditioning :	Yes
Underfloor heating :	Yes

INFRASTRUCTURE

Electricity :	Yes
Water :	Yes

DOCUMENTATION

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

In a quiet place, only a few kilometers from the beautiful Istrian town of Novigrad, is located this villa from our offer.
This villa, in addition to high quality construction and modern architecture, is adorned by its location - from all its points there is a magnificent view of the sea, olive groves and nature!
It was built in 2018 on a plot of 1001 m2, of which 215 m2 of living space is distributed on the ground floor, first floor and roof terrace where a place for relaxation with a jacuzzi and sun deck.
On the ground floor there is a spacious living room with a special charm of glass walls that provide a beautiful view while relaxing on the corner sofa, fully equipped kitchen and dining room with access to the terrace, three bedrooms with en-suite bathrooms, storage, boiler room and space the future owner can arrange according to their wishes.

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On the first floor there is one bedroom with bathroom, toilet, kitchen, dining room, living room, office and a beautiful terrace.
In the beautifully landscaped garden, special attention is drawn to the swimming pool with sun deck.
Underfloor heating was carried out throughout the house, as well as state-of-the-art air conditioners.

Other notes: A tour of the property is possible with the signing of a brokerage agreement. In the case of a decision to purchase real estate Agency fee is 3% + VAT on the purchase price and is invoiced after the purchase agreement.