



ONE-BEDROOM APARTMENT FOR SALE IN PREMANTURA WITH TERRACE AND PARKING

 Premantura, Medulin

 **180,000 €**
4,091 €/m²



Premantura is one of the most desirable places in southern Istria, known for its untouched nature, crystal clear sea and close proximity to Cape Kamenjak. The combination of Mediterranean atmosphere, peaceful surroundings and excellent transport connections makes it an ideal choice for vacation, living or investment in tourist rental.

Right in Premantura, in a prime location just 500 m from the sea, there is an apartment on the first floor of a residential building with a total area of 44m². The apartment consists of an entrance hall, kitchen, dining room and living room in an open concept, one bedroom and a spacious bathroom with natural lighting. The living room leads to a beautiful covered terrace



with enough space for a seating area and a barbecue, ideal for enjoying all year round, especially in the warm summer months.

The floors are covered with ceramics in all rooms, while the bedroom has laminate flooring. All rooms provide a pleasant feeling of living, have enough space and a view of the peaceful and green surroundings. The apartment has wooden joinery with double glazing, PVC shutters and subsequently installed mosquito nets. A safe is installed in the bedroom, a practical detail that further increases the functionality of the property.

For a comfortable stay throughout the year, air conditioning has been installed, a newer boiler has been installed, and a chimney for a pellet stove has been constructed, which provides future owners with additional heating options. The apartment is being sold fully furnished and ready to move in or as a tourist rental.

The building is neat and regularly maintained, and the renovation of the external facade is planned, which will give the entire property additional aesthetic refreshment and increase its value.

Advantages of the property:

- Sought-after location, only 500 m from the sea
- Apartment on the first floor
- Secured parking space in front of the building
- Private storage room with door
- Air conditioning
- Newer boiler
- Chimney for pellet stove
- Spacious terrace for relaxing and socializing
- View of the greenery from all rooms
- Sold fully furnished
- Quiet location, away from the summer crowds

This property represents an excellent opportunity for anyone who wants to have their own corner by the sea, whether for occasional stay, year-round residence or as an investment for tourist rental.

FOR ALL ADDITIONAL INFORMATION AND VIEWING, FEEL FREE TO CONTACT ME;

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Summary

LOCATION	Premantura, Medulin	PROPERTY ID	3472
PRICE	180,000 €	TYPE	Flat
FLAT TYPE	One room	AREA	44 m²
YEAR BUILT	-	YEAR RENOVATED	-
ORIENTATION	Southeast	NUMBER OF FLOORS	-
ROOMS	2	BEDROOMS	1
BATHROOMS	1	TOILETS	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	-	PARKING SPACES	1
POOL	-	VIEW AT	Greenery
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	255 cm	ELEVATOR	-
HEATING	Pellet stove, Air conditioning	JOINERY	Wooden
WALLS MATERIAL	Brick	WALLS CONDITION	-
TILES	-	PARQUET	Laminate
FACADE	Very good	ROOF	-
INTERNAL STAIRS	No stairs	EXTERNAL STAIRS	Excellent
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	-



Extra features

- Terrace
- Pantry

Infrastructure

- Electricity
- Water

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