



<b>Code :</b>	00018
<b>Location :</b>	Buje
<b>Building size :</b>	170 m <sup>2</sup>
<b>Lot size :</b>	1230 m <sup>2</sup>
<b>Distance from center :</b>	200 m
<b>Distance from sea :</b>	7000 m
<b>Number of floors :</b>	2
<b>Number of bedrooms :</b>	3
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	3
<b>Arranged environment :</b>	Yes
<b>Swimming pool :</b>	Yes
<b>Sewerage :</b>	Yes
<b>Asphalted :</b>	Yes
<b>Parking :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Central heating :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Terrace :</b>	Yes
<b>Internet :</b>	Yes
<b>PVC doors and windows :</b>	Yes
<b>Year of construction :</b>	2025
<b>Condition :</b>	New construction
<b>Energy efficiency :</b>	A

Old price : 620.000 €

**New price : 580.000 €**

House with a swimming pool near Buje

A house with a swimming pool in the vicinity of Buje is for sale. The surface of the house is 170 m<sup>2</sup> and extends over two floors. The first floor consists of a large living room with a kitchen, 2 bedrooms each with their own bathroom, a storage room and a covered terrace. The second floor consists of one bedroom, bathroom and two terraces. The land area is 1230 m<sup>2</sup> and there is a 24 m<sup>2</sup> swimming pool and a summer kitchen.

The heating is on the floor (heat pump), while the cooling will be on the air conditioning unit.

The distance of the house from markets and restaurants is 200 m, while the distance from the sea and the beautifully decorated beach is 8 km.



**LEONES REAL ESTATE**  
**Ulica Olge Ban 9, 52470 Umag**  
**e-mail: [info@leones-realestate.hr](mailto:info@leones-realestate.hr)**  
**web: [leones-realestate.hr](http://leones-realestate.hr)**  
**info: +385 99 284 2871**

[www.leones-realestate.hr](http://www.leones-realestate.hr)