



<b>Code :</b>	00858
<b>Location :</b>	Umag
<b>Building size :</b>	146 m2
<b>Lot size :</b>	416 m2
<b>Distance from center :</b>	700 m
<b>Distance from sea :</b>	4000 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>Number of toilets :</b>	1
<b>Attractive location :</b>	Yes
<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>Underfloor heating :</b>	Yes
<b>Terrace :</b>	Yes
<b>Internet :</b>	Yes
<b>PVC doors and windows :</b>	Yes
<b>Year of construction :</b>	2026
<b>Condition :</b>	New construction
<b>Energy efficiency :</b>	A

**Price :** 420.000 €

Charming semi-detached house with a swimming pool in the vicinity of Umag

A charming semi-detached house with a swimming pool in the vicinity of Umag is for sale. The net usable area of

the house is 146 m2 and extends over two floors. On the ground floor there is a living room, a kitchen and a dining room with access to a terrace, a toilet, a storage room and a sauna. Upstairs there are 3 bedrooms, each with its own bathroom and wardrobe. The master bedroom has access to a covered terrace with a view of the sea and nature. A 24 m2 swimming pool with a sun deck and 3 parking spaces will be located on the 340 m2 plot.

The house is built with high-quality materials, underfloor heating with direct current (12V) and cooling with air conditioners, PVC anthracite carpentry with three-layer glass, mosquito nets and



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electric blinds. Tiles will be installed in all rooms. The facade is energy-efficient (10 cm styrofoam), which guarantees minimal heating costs, and will be covered with stone.

The house is located in an attractive location and is only 700 m from the sea and a beautifully landscaped beach.

The price does not include VAT.

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