

Apartment

Premantura, Medulin, Istria



Ref	RE-U-34463
Type	Apartment
Region	Istria > Pula
Location	Premantura, Medulin
Front line	No
Sea view	No
Distance to sea	700 m
Floorspace	123 sqm
No. of bedrooms	4

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No. of bathrooms

2

Price

€ 375 000

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Beautiful apartment with a sea view in Premantura, 700 meters from the sea and beautiful Kamenjak beaches!

This modern apartment, located on the first floor of a house with just three residential units, offers 123.35 m² of living space. It includes four bedrooms, two bathrooms, an open living area with a kitchen and dining space, and a large terrace with stunning sea views.

Fully equipped with underfloor heating, air conditioning, high-quality ceramic finishes, and PVC windows, the apartment combines comfort with style.

Renovated entirely in 2021, this property generates substantial annual rental income, making it an ideal investment for tourism.

- **Distance to organized beaches:** 700m
- **Distance to Cape Kamenjak:** 500m
- **Distance to restaurants and shops:** 50m

This is a rare opportunity—don't let it slip by!

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

Property advantages:

Floor heating

Urbanized

Modern

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Price per m²:
3.049 €

Average price/m² of this type
in this region:
3.866 €

Median price/m² of this type
in this region:
3.831 €

Average price/m² of this type
in Croatia:
4.594 €

Median price/m² of this type
in Croatia:
4.219 €

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