

# Apartment

## Medulin, Istria



<b>Ref</b>	RE-U-35893
<b>Type</b>	Apartment
<b>Region</b>	Istria > Pula
<b>Location</b>	Medulin
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	200 m
<b>Floorspace</b>	41 sqm
<b>Plot size</b>	354 sqm

Tel: +385 91 357 3071 Viber, Whatsapp  
info@adrionika.com  
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<b>No. of bedrooms</b>	1
<b>No. of bathrooms</b>	1
<b>Price</b>	€ 169 000

## Apartment with Sea View in Medulin - Perfect for Living or Investment, mere 200 Meters from the Sea!

This apartment, located on the first floor, offers a total area of 41.84 m<sup>2</sup> and includes:

- A hallway
- Bathroom
- Bedroom
- Two balconies
- Open-plan living room with a kitchen

The property comes with a designated parking space in front of the building. Residents can enjoy access to a shared swimming pool and summer kitchen, adding to the convenience and comfort of the property.

The **two balconies with a sea view** make this apartment an ideal retreat for summer holidays, offering the tranquility and relaxation you crave. Medulin is also vibrant during the winter months, providing year-round appeal.

Within just a 10-minute walk, you'll find:

- Scenic seaside promenades
- Restaurants and cafes
- Supermarkets and fashion stores
- Schools and entertainment options for children
- Public transportation

This property is an **excellent opportunity** for starting a family life by the sea or for a profitable tourist investment.

Don't miss out on this perfect blend of coastal charm and practicality—contact us today for more details!

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.

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Price per m<sup>2</sup>:  
4122 €

Average price/m<sup>2</sup> of this type  
in this region:  
3848 €

Median price/m<sup>2</sup> of this type  
in this region:  
3668 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
4488 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
4159 €



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