



Code :	00015
Location :	Umag
Building size :	217 m2
Lot size :	1024 m2
Distance from center :	2500 m
Distance from sea :	3000 m
Number of floors :	1
Number of bedrooms :	3
Number of rooms :	7
Number of bathrooms :	3
Parking :	Yes
Air conditioning :	Yes
Swimming pool :	Yes
Year of construction :	2018
Energy efficiency :	A+

Price : 1.580.000 €

In a quiet location near Umag (Istria), a detached luxury villa with a pool is for sale, designer-furnished. The villa is unique in every way, especially in its design and furnishing.

The villa and courtyard represent a modern space with thoughtful details, particularly in the flooring and lighting. The courtyard is designed in a Mediterranean style with a large pool and sunbathing area, an outdoor summer kitchen and relaxation zone, a wellness area with a jacuzzi and sauna, and a fitness room. The villa has a surface area of 204 m² and a plot (courtyard) of 1,015 m². The villa spans two floors and includes two auxiliary buildings.

The interior consists of 3 bedrooms, 3 bathrooms, a wellness area (jacuzzi and sauna), an open space connecting the living room with the dining room and kitchen, a laundry room, a guest toilet, and a fitness room.

The exterior consists of a large covered terrace connected to the villa, a fully equipped outdoor summer kitchen, a pool with a sunbathing area, a relaxation zone, and an entrance courtyard with a covered parking area.

The villa is built to the highest standards of energy-efficient construction and has been rated with an energy class of A+. The villa's energy efficiency is reflected in the 10 cm styrofoam insulation, a Viessmann heat pump for underfloor heating and cooling, solar panels, a Smart-home system, and a dehumidification system.



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