



<b>Code :</b>	00058
<b>Location :</b>	Umag
<b>Building size :</b>	66 m2
<b>Distance from center :</b>	5000 m
<b>Distance from sea :</b>	300 m
<b>Floor :</b>	1
<b>Number of floors :</b>	2
<b>Number of bedrooms :</b>	2
<b>Number of rooms :</b>	3
<b>Number of bathrooms :</b>	1
<b>Seaview :</b>	Yes
<b>Parking :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Energy efficiency :</b>	under development

**ONLY IN THE OFFER OF ABER INTERNATIONAL - EXCLUSIVE SALE!**

A fully furnished and immediately move-in ready apartment on the first floor is for sale, located in a quiet and sought-after tourist settlement of Zambartija, near Umag. Zambartija is a picturesque coastal village known for its beautiful sandy beaches, crystal-clear sea and relaxed Mediterranean atmosphere – ideal for holidays, but also for year-round living.

The apartment is located just 300 meters from the sea and the beach, with a total area of 66 m<sup>2</sup> (net 55 m<sup>2</sup>), and consists of:

- a spacious living room with dining area and open-concept kitchen
- two comfortable bedrooms
- a bathroom
- a large covered terrace of 10 m<sup>2</sup> with an impressive sea view

Within the shared yard there is a designated parking space and a communal green area (garden), perfect for relaxation. The building has only 6 apartments, ensuring peace and privacy.

Heating via air conditioner (with inverter – heating and cooling) and electric wall radiator.

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