



Location :	Novigrad
Code :	01426
Building size :	79 m2
Lot size :	180 m2
Distance from center :	1200 m
Distance from sea :	1000 m
Distance from beach :	1000 m
Seaview :	No
Parking :	Yes
Garage :	Yes
Basement :	No
Storage room :	Yes
Floor :	Ground floor
Number of stories :	2
Number of floors :	1
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms :	1
Year of construction :	2022
Energy efficiency :	A

Price :	4.035.000 Kn
Price :	538.000 €

An apartment for sale in a good location in Novigrad, 1,000 m from the sea and a nicely decorated terrace, and 1,200 m from the city center. The apartment is located on the ground floor of the building and has 79 m2 gross (69 m2 net square footage). The apartment consists of an entrance hall, a bathroom, a storage room, 2 bedrooms and an open space where there is a kitchen with a dining room and a living room with access to a covered terrace and a garden of 180 m2. The garden is beautifully decorated and every detail is carefully planned. In the garden there is a heated pool with an electrolysis system (salt water in the pool). In the garden there is also a solar shower and a large closed storage room of 24 m2 in which there is an engine room, a swimming pool and a storage room. The garden has an automatic grass irrigation system and is nicely fenced and offers a lot of privacy. The apartment



M.I N. Aquila d.o.o.

Porporela 9, 52466 Novigrad

Mail: [info@min-aquila.hr](mailto:info@min-aquila.hr) Web: [www.min-aquila.hr](http://www.min-aquila.hr)

Mob: +385 91 727 6122 Tel/Fax: +385 52 726 670

has covered parking of 40 m2 for 4 cars. Each room in the apartment has air conditioning (3 in total), and the bathroom has underfloor heating. The apartment can be used for residential or tourist purposes.