



Location :	Novigrad
Code :	00954
Building size :	130 m2
Lot size :	413 m2
Distance from center :	2000 m
Distance from sea :	1300 m
Distance from beach :	1300 m
Seaview :	Yes
Parking :	Yes
Garage :	No
Basement :	No
Storage room :	Yes
Floor :	n/a
Number of stories :	1
Number of floors :	2
Number of rooms :	4
Number of bedrooms :	3
Number of bathrooms :	3
Year of construction :	2017
Energy efficiency :	processing

Price :	2.775.000 Kn
Price :	370.000 €

A beautiful row house for sale in a quiet location in Novigrad. The house is 1300 m from the sea and beautiful beaches and 2000 m from the city center. The house is divided into 2 floors and consists of ground floor and first floor. The ground floor has an entrance hall, storage room, 2 bathrooms, kitchen with dining area and living room with access to a covered terrace and garden. Upstairs there is a bathroom and 3 bedrooms, 2 of which have access to the terrace. The terrace offers a beautiful view of the garden. The house has a large garden of 413 m2 with a swimming pool, outdoor shower, covered summer kitchen and a garden house that is used as storage. The house has 3 parking spaces. The garden is beautifully landscaped and has an artificial irrigation system. The house is oriented to the south so there is a lot of sun all year round. Heating and cooling is via air conditioning, stone marble



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slabs, and 2 bathrooms on the ground floor have underfloor heating. The house is rented for tourist purposes and has a very good occupancy in the pre-season, season and sub-season. The house is sold fully equipped.