



# LUXURY PENTHOUSE IN MEDULIN – 3 BEDROOMS, TERRACE, PEACE AND MEDITERRANEAN

 Medulin

 **285,000 €**  
3,098 €/m<sup>2</sup>



Medulin has been one of the most desirable places to live and invest in southern Istria for years. The combination of the sea, well-maintained beaches, promenades, top-notch gastronomy and year-round offerings makes it an ideal choice for family life, vacation or a secure investment. This representative penthouse is located in such an environment, in an exceptional location close to the sea and all key amenities.

The apartment with a total area of 92 m<sup>2</sup> is located on the top floor of a modern building, providing additional privacy, peace and plenty of natural light. The thoughtful and functional layout includes:



- entrance hall and hallway
  - three comfortable bedrooms
  - two modern bathrooms
  - spacious living room connected to the kitchen and dining room
  - large terrace of 12.5 m<sup>2</sup>, ideal for morning coffee, evening gatherings and outdoor relaxation
- The apartment comes with a garage and an additional parking space.

Special attention has been paid to the comfort and quality of living:

- air conditioning in all bedrooms and living room
- underfloor heating in bathrooms, kitchen, living room and hallway
- high-quality laminate flooring in the bedrooms, while the other areas are covered with ceramic tiles
- electric roller shutters on the lift-sliding glass wall in the living room
- security entrance door for additional security

The penthouse exudes airiness, comfort and quality of life, and thanks to its position and orientation, it offers a feeling of luxury and "a house on top". The location is one of its biggest advantages - everything is at your fingertips: the sea, beaches, shops, restaurants, promenades and all important amenities, without the need for a car.

This property is perfect for:

- for family life
- as a luxury holiday residence

or as an excellent investment for tourist rental

Penthouses of this quality, layout and location are rarely available on the market. Contact us for more information and a viewing, as these opportunities sell quickly.

For all additional information, call:

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## Summary

LOCATION	Medulin	PROPERTY ID	3052
PRICE	285,000 €	TYPE	Flat
FLAT TYPE	Three rooms	AREA	92 m <sup>2</sup>
YEAR BUILT	2025.	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	4	BEDROOMS	3
BATHROOMS	2	TOILETS	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	-	PARKING SPACES	2
POOL	-	VIEW AT	Greenery
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Air conditioning, Floor heating	JOINERY	Excellent, PVC
WALLS MATERIAL	Brick	WALLS CONDITION	-
TILES	-	PARQUET	Laminate
FACADE	Excellent, Thermal insulation	ROOF	-
INTERNAL STAIRS	Excellent	EXTERNAL STAIRS	Excellent
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	-	ENERGY CERTIFICATE	-



## Extra features

- Garage
- Terrace

## Infrastructure

- Electricity
- Water
- Sewerage

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