



Code :	00026
Location :	Novigrad
Building size :	134 m2
Distance from center :	1500 m
Distance from sea :	700 m
Floor :	2
Number of bedrooms :	3
Number of rooms :	4
Number of bathrooms :	2
Number of toilets :	1
Seaview :	Yes
Parking :	Yes
Air conditioning :	Yes
Terrace :	Yes
Balcony :	Yes
Fireplace :	Yes
Year of construction :	2009
Energy class :	under development

Price : 480.000 €

The charming tourist town of Novigrad-Cittanova is located on the western coast of Istria and stands out among other Istrian towns for its unique natural beauty, rich cultural heritage, and the warm hospitality of its residents. The town is also proud to have one of the cleanest seas in this part of the Mediterranean. The Novigrad Riviera stretches from Dajla to the mouth of the river Mirna, and is characterized by a rugged, low, and accessible coastline with rocky and pebbly beaches.

This spacious and well-built apartment is located in Novigrad, in a prime location on the second floor of a residential building. The building was constructed in 2009 and is just 800 meters from the beach, the sea, and the town center. It is situated in a peaceful and beautifully maintained neighborhood.

The apartment is fully furnished and includes a large open-space living room and kitchen, three bedrooms, a bathroom, a toilet, a hallway, and large terraces offering panoramic sea views. The apartment also features a pellet stove for heating and is equipped with three air conditioning units.

Additionally, there is a studio apartment within the property, which consists of a living room with a kitchen and access to a terrace, a storage room, and a bathroom. This makes the apartment ideal for a family, while the studio is perfect for short-term rentals. Nearby are all necessary amenities such as



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markets, schools, restaurants, cafes, banks, well-maintained beaches, seafront promenades, and cycling paths, making this apartment an excellent choice for living or vacationing.

The apartment includes a parking space and a storage room in the basement of the building.