ISTRA PLUS REAL ESTATE
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Code :	01686
Location :	Labin
Building size :	300 m2
Lot size :	1227 m2
Distance from city :	2000 m
Distance from sea :	5000 m
Number of floors :	2
Number of rooms :	9
Number of bedrooms :	5
Number of bathrooms / WC :	6 / 0
Year of construction :	1978
Year of last adaptation :	2023
Energy efficiency :	Not specified
Parking lot :	Yes
Balcony :	Yes
Internet :	Yes
Swimming pool :	Yes
Climate :	Yes
Satellite :	Yes
Sauna :	Yes
Heating - Underfloor :	Yes
Heating - Pellet stove :	Yes
Furnished :	Yes
Depository :	Yes
Wellness :	Yes
Alarm :	Yes
Video surveillance :	Yes
Fireplace :	Yes
Jacuzzi :	Yes
Agency commission :	3 % + PDV

Price :   981.000 €

K145
This modernly equipped villa is located in the vicinity of Labin.
The villa consists of the ground floor and the first floor.
On the ground floor there is a hallway, kitchen, dining room, living room, through which there is access to a beautiful sunbathing area with a Jacuzzi and a heated pool.
On the ground floor there is also a boiler room, two bedrooms, one with its own bathroom, a guest bathroom, and wellness with a sauna and a massage tub.
On the 1st floor there are three bedrooms, each with its own bathroom, and each with its own terrace.
The villa has central underfloor heating with pellets, on the ground floor the temperature is controlled via a common device, while on the 1st floor the heat can be controlled separately in each room.
The furniture is made of high-quality oak, which matches the style of the house.

The villa has an alarm system, video surveillance, and contains an Alexa system that enables voice control of the smart home.
In the garden there is a children's playground, a garden gazebo with a fireplace.
Next to the house there is a garage/storage that can be converted as desired.