



<b>Code :</b>	02203
<b>Location :</b>	Kaštelir-Labinci
<b>Building size :</b>	420 m <sup>2</sup>
<b>Lot size :</b>	720 m <sup>2</sup>
<b>Number of floors :</b>	3
<b>Number of bedrooms :</b>	6
<b>Number of rooms :</b>	20
<b>Number of bathrooms :</b>	8
<b>Number of toilets :</b>	4
<b>Distance from center :</b>	500 m
<b>Distance from sea :</b>	5800 m
<b>Energy efficiency :</b>	Not specified
<b>Year of construction :</b>	2017
<b>Pogled na more :</b>	Yes
<b>Parking :</b>	Yes
<b>Basement :</b>	Yes

**Old price :** 890.000 €

**New price :** 790.000 €

For sale, a beautiful villa of 420 m<sup>2</sup> with a panoramic view of the sea and surrounding nature. This beautiful villa consists of a basement, ground floor and first floor.

The first part of the basement of the villa with an area of

65 m<sup>2</sup> consists of a tavern with a kitchen, billiards, table football and a bathroom. The second part of the basement of the villa with an area of

65 m<sup>2</sup> consists of a gym and a bathroom, while the third part of the basement of the villa with an area of

30 m<sup>2</sup> consists of a boiler room and a storage room, which houses all the pool equipment, a pellet central heating base and a water boiler that is heated by 4 solar panels on the roof.

The ground floor of the villa consists of two apartments with a total area of

130 m<sup>2</sup>.

A smaller apartment of 55 m<sup>2</sup> consists of a living room with a kitchen and



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dining room, a bedroom, a bathroom, a toilet and a terrace with access to a landscaped yard with a swimming pool and a beautiful stone fireplace. The larger apartment of 75 m2 consists of a living room with a kitchen and dining room, two bedrooms, two bathrooms, a toilet ...