



Two bedroom duplex apartment with yard and garage 2 km distance from sea

220.000 €

1.774 €/m²

For sale is a duplex apartment with private courtyard and a garage on the edge of Ližnjan, only 2 km from the sea. The apartment has two floors, it is small row house the last in the row and consists of ground floor and first floor, courtyard and garage and has a total area of 124 m². The property has a south-east orientation and from the terrace on the first floor there is a view of the sea and the island group Cres and Lošinj. The ground floor consists of (58,5 m²): Open kitchen with dining area and living room, stairwell, WC and a completely covered terrace with a size of 15 m², which has a direct access to the 71 m² courtyard.

The first floor consists of (33 m²): 2 bedrooms, a bathroom and a 6 m² balcony.

Additional rooms (33 m²): basement 6 m², garage 27 m².

Parking: 2 (one in front of the garage).

Infrastructure: water connection, electricity connection, septic tank, asphalted access road with lighting.

Heating / cooling properties: pellet stove, air conditioning 3 units (the ground floor and one in each bedroom), solar hot water shower outside.

Interior equipment: portafon, furnished.

Floors coverings: ceramic tiles, laminate, stone outside.

Joinery: PVC, with mosquito nets and roller shutters.

Distances from the accommodation:

School: 700 m Shop: 600 m Park / playground: 700 m, Beach: 2 km, Restaurant: 500 m Motorway: 5 km, Airport: Pula: 13 km, Venezia: 290 km, Trieste 170 km, Rijeka 140 km

Summary

Location	Ližnjan	Property ID	1873
Price	220.000 €	Type	flat
Area	124 m ²	Land area	-

Bedrooms	2	Bathrooms	1
Parking spaces	1	Parking spaces (garage)	1
Floor	ground floor	Orientation	Southeast
Ownership type	Ownership 1/1	Owner	Private owner
Price/m²	1.774 €	Tax	3%
Energy certificate	C	Subtype	flat on more levels

Distances

Center	600 m
Sea	2 km
Near a bigger city	12 km
Park	700 m
Pula airport	14 km
Rijeka airport	140 km
Store	600 m
Trst airport	170 km
Venezia airport	290 km
School	700 m
Transportation	600 m

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