



ALMA DOM INVEST

Istarska ulica 8, 52100 Pula

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Code :	23399
Location :	Umag
Building size :	55.49 m ²
Lot size :	0 m ²
Distance from center :	500 m
Distance from sea :	700 m
Seaview :	No
Floor :	2
Number of floors :	4
Number of rooms :	1
Number of bathrooms :	1
Year of construction :	2025
Energy efficiency :	A+
Parking :	Yes
Air conditioning system :	Yes

Price : 210.000 €

In the city of Umag, as part of a modern residential project with 122 apartments, a 2nd-floor apartment is for sale, with a total area of 55.49 m², including a storage room and a parking space.

The apartment, labeled 2-04, is located on the 1st floor of the building and consists of:

- Entrance hall
- Kitchen and living room
- Bathroom
- Bedroom
- Loggia (9.33 m²).

The apartment also includes:

- Storage room (3.02 m²)
- Parking space.

Technical specifications:

- Reinforced concrete construction
- Thermal insulation facade (ETICS, 10 cm)
- High-quality PVC joinery, lift-and-slide walls
- Electric shutters in the rooms
- Multi-split air conditioning in all rooms
- First-class ceramics and parquet flooring
- Individual electricity and water meter
- Video intercom, internet, and TV connection

The building contains:



DAMAC d.o.o.

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- 74 garage spaces, 82 outdoor parking spaces, and 25 covered parking spaces
- A total of 105 storage rooms
- Elevator and staircases from 4 main entrances
- Basement level with garages and communication access
- Apartments on the 1st to 3rd floors.

Location:

100-500 m from kindergartens, schools...