

# MANUEL ESTATE

REAL ESTATE & CONSTRUCTION

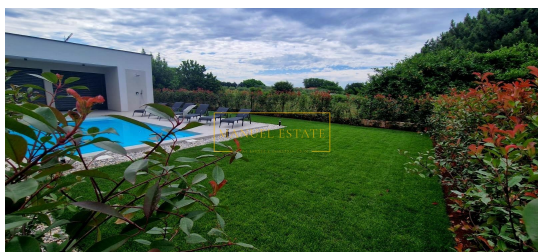
## MANUEL ESTATE

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<b>Code :</b>	10883
<b>Location :</b>	Novigrad
<b>Building size :</b>	200 m2
<b>Lot size :</b>	900 m2
<b>Distance from center :</b>	2000 m
<b>Distance from sea :</b>	2000 m
<b>Distance from airport :</b>	75 km
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	4
<b>Parking :</b>	Yes
<b>Storage :</b>	Yes
<b>Air conditioner :</b>	Yes
<b>Central heating :</b>	Yes
<b>Energy efficiency :</b>	A+
<b>Year of construction :</b>	2022

For sale is a beautiful modern villa of 200 m2, with a garden of 900 m2, located near Novigrad. Ground floor, consists of a kitchen with dining room, living room, 3 bedrooms, 3 bathrooms, one toilet, pantry, and an outdoor partially covered terrace with an outdoor kitchen. It has air conditioning, underfloor heating with heat pump, outdoor pool of 32 m2, two covered parking spaces, and an outdoor boiler room. Quiet location, near Novigrad, only 2.5 km from the sea and the city center, shops, banks, post office. For all other information please contact us.

Note: If the buyer, after viewing (physical access/personal visit) the property in question with the agency "Manuel Estate d.o.o." made the final decision to buy it and conclude the sale with the owner of the property, he is obliged to pay the agency commission in the amount of 3% + VAT of the total purchase price.