

# MANUEL ESTATE

REAL ESTATE & CONSTRUCTION

## MANUEL ESTATE

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<b>Code :</b>	10973
<b>Location :</b>	Brtonigla
<b>Building size :</b>	140 m2
<b>Lot size :</b>	600 m2
<b>Distance from center :</b>	2000 m
<b>Distance from sea :</b>	5000 m
<b>Distance from airport :</b>	80 km
<b>Number of floors :</b>	1
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	2
<b>Parking :</b>	Yes
<b>Storage :</b>	Yes
<b>Air conditioner :</b>	Yes
<b>Energy efficiency :</b>	Not specified
<b>Year of construction :</b>	2020

Price : 1 €

House with swimming pool, near Brtonigla, total living area 140 m2 with a garden of 600 m2. It consists of an entrance hall, a kitchen, a dining room, three bedrooms, two bathrooms, a storage room, and a living room with access to a covered terrace with a view of the pool, garden and nature. State-of-the-art air conditioners are installed. The center of the garden of 600 m2 consists of a swimming pool with a sunbathing area, a fireplace/barbecue and planted young olive trees. There is a possibility to upgrade the summer kitchen and terrace. There are also two outdoor parking spaces in the yard. The house was built in 2020, it is located in a quiet location, about 1 km from the center of Brtonigla, and about 5 km from the sea and well-kept beaches. Umag is 7 km away, and Novigrad is 8 km away. For all other information, feel free to 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.