



Ref: 0047

## Dvosobno stanovanje v jedru mesta v Umagu

Umag

### 260.000 EUR

2	2	86,48 m <sup>2</sup>
750 m	1	2024

### OPIS

The apartment has a total of: 86.48 m2 of which 70.60 m2 of internal space, terrace 11.78 m2, storage room, garage and outdoor parking.

The Centurion Residences project is located in Umag, in the immediate vicinity of all important facilities. It is enough to point out that there are shops, a kindergarten, a school, a health center, sports fields, cafes and restaurants in the immediate vicinity.

At the same time, it is within walking distance of the first city beaches, the city center and promenades, which is what the project is all about makes it an ideal choice for living both for young working families and for those looking for rest and peace, either in the summer months or during the whole year.

Centurion Residences is a perfect example of modern new construction. The building consists of four entrances and a total of 122 apartments.

What you get by buying an apartment in Centurion Residence:

- Construction quality and selected materials
- Belonging garden next to ground floor apartments
- 1 or 2 parking spaces next to each apartment/
- Covered parking and garage
- PVC exterior carpentry
- Multi split air conditioning system
- Reinforced concrete monolithic construction
- ETICS facade system, thermal insulation 10 cm thick. First-class fittings from renowned manufacturers.
- First-class ceramics in large formats
- First-class parquet in all rooms

Deadline for completion June 2025 (133)

For more information:

Nenad Krnić  
Tel: +385 98 1912201  
Email: nenokrnic@yahoo.com

ID NEKRETNINE: S 1-33

### LOKACIJA

- Oddaljenost od morja: 750 m
- Oddaljenost do centra: 500 m

### PROSTORI IN NADSTROPJE

- Število spalnic: 2
- Število kopalnic: 2
- Nadstropje: 1

- Dvigalo
- Balkon
- Parkirno mesto: 1

## GRADNJA IN STANJE

- Leto gradnje: 2024
- Faza gradnje: Dokončano

- Stanje nepremičnine: Novogradnja

## OGREVANJE

- Glavni vir ogrevanja: Klimatska naprava
- Energenti: Električna

- Klimatska naprava

## KOMUNALNI PRIKLJUČKI

- Kanalizacija

## DOKUMENTACIJA

- Energetski razred: A+