

General information:

Category	: Villas
Type	: For sale
Bathrooms	: 6
Bedrooms	: 8
Square meters	: 525
Land lot	: 900 sqmt

Description:

First-class apartment house in perfect condition - 525 sq.m. built in 1998 - beautifully located, more than 900 sq.m. site plot in the centre on the peninsula of KAP KAMENJAK, (Kap Kamenjak is the most famous and best preserved nature protection area in Istria; a hikersâ€™ and surfersâ€™ paradise!). 8 apartments with a total of 290 sq.m. living space + 156 sq.m. terrace, 2 garages, 5 parking lots, a storage room, a central heating room etc. â€” all built in best Middle European standard with mainly Austrian building materials (owner and house builder is an Austrian master builder). General standard top-quality: - Windows: Plastic material Company Wick - Balks: Aluminium white coated, fins adjustable â€” Company Wick - Interior work generally Rigips with sound insulation ceilings - Interior doors: Dana white - Floors: Parquet and tiles - Balustrade: Pickets zinc and powder coated, handrail corrosion resistant steel - Electrics: Cabling in empty conduit, material of switches Austrian - Telephone: Cabling in every apartment from the ht room - Heating: Central oil heating with radiators and thermostats - Solar plant with 700 liters buffer storage for hot water generation - Rain water cistern 50m3 for toilet flush and irrigation of the garden - SAT and TV in all apartments - Complete furnishing with TV-sets, kitchen with crockery, furniture, bedclothes, etc. - Utility room with washing machine, dryer, freezer, refrigerator, ironing machine, cupboards Premantura â€” Kap Kamenjak Kap Kamenjak (also Rt Kamenjak or Donji Kamenjak), the southernmost peninsula of Istria, stretches from north to south at a length of 9,5 km and 30 km of coast with beautiful bays, that invite to bathe and relax. Kap Kamenjak, declared a nature protection area in 1966, is known for its botanical diversity. More than 500 Mediterranean plants can be found in this area, meadows and Macchia as well as wonderful pine forests. Especially remarkable are the more than 20 kinds of wild orchids that grow here. The gorgeous beaches and the crystal clear water in the many rock and gravel bays make this place a paradise for surfers, divers, bathers and sun worshippers. The entire peninsula is pervaded by countless paths (unhitched). Some access roads, also those to the bays within the cap, have been closed for cars for many years, which helped to preserve the nativeness and uniqueness of the peninsula. Premantura, 10 km south of Pula, is a picturesque place with 450 inhabitants. It was first populated in the Bronze Age and a popular recreation place in Roman times. Today Premantura, the southernmost town of Istria, has got a good infrastructure (shops, bakeries, restaurants serving a delicious range of fish and seafood, very good bus connection to Pula) and is a very popular holiday resort.

Additional information

Sea distance:	400
Centre distance:	200

Details:

1/ Air Conditioner	2/ Attractive	3/ Central heating
4/ Terrace	5/ Luxurious	6/ Sea view
7/ Garden	8/ Balkon	9/ Garage
10/ Centre	11/ Parking space	

Contacts:

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