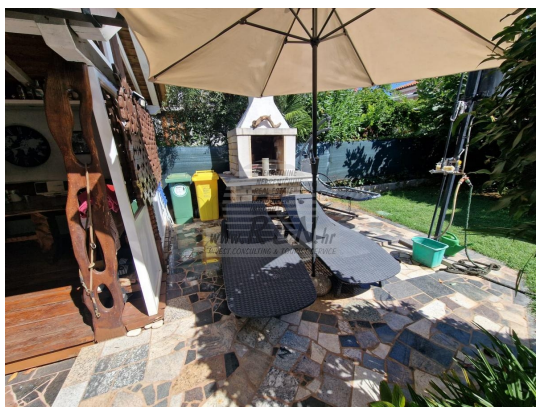




Location :	Novigrad
Code :	05744
Object area :	83.00 m2
Land area :	250.00 m2
Distance from center :	850 m
Distance from sea :	200 m
Seaview :	No
Parking :	Yes
Garage :	No
Basement :	Yes
Floor :	1
Number of floors :	1
Number of bedrooms :	3
Number of bathrooms :	2
Year of construction :	1980
Additional building potential :	Yes

Price :	3.367.500 Kn
Price :	449.000 €

In a peaceful and attractive location in Novigrad, close to the sea and beautiful beaches, this spacious first-floor apartment with a large private garden represents a rare opportunity on the local property market.

The apartment offers 82 m² of living space with a comfortable and functional layout, including two bedrooms, a living area, kitchen and all the necessary spaces for comfortable everyday living. Its first-floor position provides additional privacy, while the quiet surroundings ensure a relaxed atmosphere just minutes from the sea and Novigrad's amenities.

A major highlight is the private 250 m² garden, offering plenty of space for relaxation, outdoor dining, a summer kitchen or a beautifully landscaped Mediterranean garden. The garden also features a legalised 30 m² building, providing valuable additional space that can be adapted to the future owner's needs.

The combination of a spacious apartment, large private garden, additional legalised building and proximity to the beach makes this property an excellent choice for year-round living, holidays or tourist rental investment.