ARX PRIMUS
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Code :	00803
Location :	Umag
Building size :	197 m2
Lot size :	131 m2
Distance from center :	4000 m
Distance from sea :	150 m
Number of rooms :	4
Number of bathrooms :	3
Seaview :	Yes
Parking :	Yes
Air conditioning :	Yes
Swimming pool :	Yes
Year of construction :	2025
Energy efficiency :	A

Price : 1.100.000 €

Located in one of the most desirable areas near Umag, in the peaceful and green village of Zambratija, this modern terraced villa is just 150 meters from the sea and beach.
The villa is set in a quiet, exclusive environment, surrounded by greenery, with an open view of the sea and olive groves, offering lasting peace, privacy, and authentic Mediterranean charm.
Features:

Private entrance

2 covered parking spaces

Landscaped private garden, ideal for outdoor enjoyment

Layout:

4 spacious bedrooms

3 modern bathrooms

Bright living room with kitchen and dining area

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Terrace with a breathtaking panoramic sea view

The villa is equipped with air conditioning and underfloor heating via heat pump, ensuring year-round comfort.
This high-quality new construction represents a unique opportunity whether you're looking for a holiday home, permanent residence, or investment in tourist rental.
A rare find – perfect blend of location, comfort, and nature!