



Istria, Medulin: Apartment for sale near coast



Agent Info

Name: ArKadia
Company:
Name:
Country: United Kingdom
Phone:
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
Price: USD 162,734.43

Location

Country: Croatia
State/Region/Province: Istria
City: Medulin
Posted: Nov 26, 2025
Description:
Location: Istarska županija, Medulin, Medulin.

This spacious apartment house for sale in Medulin presents an excellent investment opportunity just a short walk from the coastline. Spread across three levels, the property includes 11 residential units—ten fully equipped tourist apartments and one comfortable family flat. The main building offers 523.75 m² of living space, complemented by an additional 50 m² auxiliary structure that enhances functionality and supports strong rental performance.

Each apartment ranges between 20 m² and 40 m² and features a private terrace. The ground floor includes a laundry room, a 67 m² family apartment and two rental units, while the first and second floors each contain four apartments connected by a covered staircase for easy access. The property sits on a 596 m² plot with organized outdoor areas and is sold fully furnished, allowing for the immediate continuation of an established rental business.

The documentation is clean and free of encumbrances, making this property a secure and reliable investment. Its thoughtful layout, proven rental history and proximity to the sea offer excellent potential for tourism income or multi-unit living.

A total of 11 apartments have been legally divided and are sold separately. One apartment has already been purchased, with the owner residing on the ground floor. Seven apartments remain available. The property has recently been upgraded with a solar system and a canopy. Each apartment measures



approximately 30 m², with an estimated price of €140,000.

Medulin is one of Istria's most desirable coastal destinations, known for its long beaches, lively summer atmosphere and family-friendly amenities. Marinas, seafront promenades and excellent accessibility ensure strong rental demand throughout the season, making this location ideal for investors seeking stable returns and long-term growth.

Viewings are possible with a signed brokerage agreement, which is required for further purchase procedures in accordance with the Real Estate Brokerage Act. In case of purchase, the agency commission is 3% + VAT and is charged upon signing the pre-contract or sales contract.

Your satisfaction is our mission. We look forward to future collaboration!

<https://alphaluxegroup.com>

ID CODE: ALG-3541

Marijana Budimir

Agent s licencom

Mob: +385 95 363 1893

Tel: +385 52 204 933

E-mail: marijana@alphaluxegroup.com

<https://alphaluxegroup.com>

Robert Budimir

Agent s licencom

Mob: +385 95 363 1892

Tel: +385 52 204 933

E-mail: robert@alphaluxegroup.com

<https://alphaluxegroup.com>

Common

Bedrooms:	3
Bathrooms:	3
Finished sq. ft.:	30 sq m
Floor Number:	1

Room details

Total rooms:	4
--------------	---

Building details

Outdoor Amenities:	Pool
--------------------	------

Rental details

Furnished:	Yes
------------	-----



Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/RFVY-T3164/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 285365

