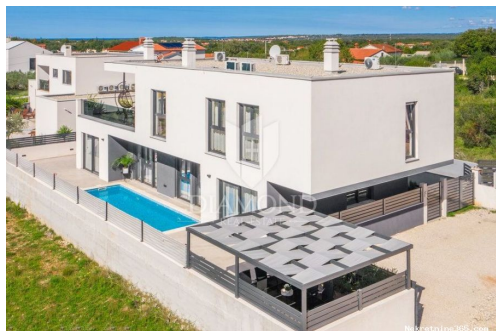


## Istra, Pula, izvrsna vila sa bazenom, Pula, House



### Seller Info

Name: Agencija Diamond Realestate  
First Name: Agencija  
Last Name: Diamond Realestate  
Company Name: Diamond Real Estate d.o.o.  
Service Type: Selling and renting  
Website: <https://diamond-realestate.hr/>  
Country: Croatia  
Region: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440  
Address: Partizanska 5a, Dom Obrtnika,  
1.kat  
Mobile: +385 52 210 824  
Phone: +385 52 210 824  
About us: Diamond Real Estate  
Partizanska 5a, Dom Obrtnika,  
1.kat,  
52440 Poreč

### Listing details

#### Common

Title: Istra, Pula, izvrsna vila sa bazenom  
Property for: Sale  
House type: detached  
Property area: 208 m<sup>2</sup>  
Lot Size: 350 m<sup>2</sup>  
Number of Floors: 1  
Bedrooms: 10  
Bathrooms: 4  
Price: 721,000.00 €  
Updated: Apr 16, 2024

#### Condition

Built: 2019

#### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Pula

City area: Veli vrh  
ZIP code: 52100



## Permits

Building permit: yes

## Additional information

Energy efficiency: In preparation

## Description

Description: Istra, Pula, near the center! The villa is a perfect combination of modern style and comfort and is located near the center of Pula. It is located in a residential area close to all amenities: the highway, shopping centers, restaurants, beaches, schools... The villa consists of three separate apartments. Two apartments are located on the ground floor of the 52m<sup>2</sup> villa. The apartments consist of two bedrooms with attached bathrooms, living room, kitchen and dining room. Access to the swimming pool is possible from the living room. On the first floor there is a beautiful apartment that extends through the entire area of the villa. The apartment consists of 3 bedrooms, 2 bathrooms, living room with kitchen and dining room. The house has a southwest orientation and is exposed to sunlight throughout the day. The apartments in the villa are heated with modern air conditioners. The yard is fully furnished, offers intimacy and enough space for rest. There is space for four parking spaces in the garden. This superb villa with everything it offers is an ideal investment property. Given that it is rented in the summer months and records a high number of overnight stays, it offers the possibility of returning the investment. In addition to investment, it also offers the possibility of family life in a residential area. ID CODE: 1035-4

## Additional contact info

Reference Number: 482304  
Agency ref id: 1035-4