

## ISTRA, ŠTINJAN - Apartmanska kuća s panoramskim pogledom na more, Pula, House



### Seller Info

Name: Agencija Dux nekretnine  
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First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then

because we like to stay in touch  
even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ISTRA, ŠTINJAN - Apartmanska kuća s panoramskim pogledom na more
Property for:	Sale
House type:	detached
Property area:	360 m <sup>2</sup>
Lot Size:	730 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	8
Bathrooms:	4
Price:	780,000.00 €
Updated:	Nov 10, 2024

### Condition

Built:	2001
Last renovation:	2015

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Pula
City area:	Štinjan
ZIP code:	52100

### Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes

### Additional information

Energy efficiency:	In preparation
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### Heating

Central heating:	yes
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## Parking

Garage: yes  
Number of parking spaces: 5

## Description

Description: A few minutes easy drive from the center of Fazana is an apartment house 360m<sup>2</sup> on a fenced plot of 730m<sup>2</sup>. It extends through two floors ground floor and first floor. On the ground floor there is an apartment of the owner's family, and on the first floor there are two smaller apartments with balconies with a beautiful view of the olive grove and the Brijuni archipelago. The house has external PVC joinery with shutters. Air conditioning is used for heating and cooling, and only the apartment on the ground floor has central heating with heating oil. The floors are ceramic and laminate. The house is furnished and as such is for sale. The central place in the garden is occupied by a swimming pool of 35 m<sup>2</sup> with Roman stairs and a sun deck. Next to the pool is a summer kitchen with a fireplace. Within the fenced garden is parking for 3 cars and a garage. The property is in the function of tourist rental and is located 500 m from the beautiful beaches. ID CODE: 24056

## Additional contact info

Reference Number: 516709  
Agency ref id: 24056  
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