

## ISTRA, PULA - Vila s bazenom nedaleko od gradskih plaža!, Pula, House



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: info@dux-nekretnine.hr  
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, PULA - Vila s bazenom nedaleko od gradskih plaža!
Property for:	Sale
House type:	detached
Property area:	460 m <sup>2</sup>
Lot Size:	565 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	7
Bathrooms:	4
Price:	1,500,000.00 €
Updated:	Oct 14, 2024

### Location

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



### Permits

Ownership certificate:	yes
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### Parking

Garage:	yes
Number of parking spaces:	4

### Description

Description:	<p>This exceptional house is located in a cul-de-sac of a quiet tourist resort in the city of Pula. It is 900 m away from the sea. The first main beach of Verudela, excellent only 3 minutes drive. Cafe 20 meters and shop 100 m from the house. The house is extremely comfortable and stylishly decorated and adapted to the modern way of life. There are football goals, a trampoline, a swing and a fireplace on the lawn. On the ground floor there is a spacious living room with kitchen and dining room of modern lines with access to a large terrace of 100 m<sup>2</sup> where there is garden furniture and a pavilion. There is also a wellness area on the ground floor, which overlooks the pool, terraces and greenery over large glass walls. The pool is 48 square meters, of which the part for children is 0.5 m deep and for adults the depth is 1.5 square meters and has a hydromassage. The activity space extends to the</p>
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entire basement of the house, and there is also an additional kitchen and a fireplace that completes the experience. In the basement there is also a garage with 2 parking spaces and 5 bicycles for riding around the city, while the fully fenced plot offers a further 4 parking spaces. Upstairs there is a study, four bedrooms, each with its own bathroom and exit to the terrace and one room in the attic. The house is air conditioned and all rooms have central heating. In addition to the internal staircase, the floors are interconnected by an elevator. Large covered terraces are a further special feature of this building. The house is located near the marina, but also all other interesting facilities and the center of ancient Pula, which abounds in cultural and historical sights. ID CODE: 20078

### Additional contact info

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