

ISTRA, ŠTINJAN Apartmanska kuća s pogledom na more!, 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, ŠTINJAN Apartmanska kuća s pogledom na more!
Property for:	Sale
House type:	detached
Property area:	362 m ²
Lot Size:	350 m ²
Number of Floors:	3
Bedrooms:	5
Bathrooms:	5
Price:	675,000.00 €
Updated:	Aug 29, 2024

Location

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



Permits

Building permit:	yes
Ownership certificate:	yes

Additional information

Energy efficiency:	B
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Description

Description:	ISTRIA, ŠTINJAN Apartment house with sea view! An apartment house with 5 residential units is for sale in a beautiful and quiet settlement only 300 meters from the sea. The total living area is 363 m ² , and it is located on a plot of land of 350 m ² , with the garden extending onto another plot of 349 m ² , which means that the future owners have the possibility to build another house on a separate building plot, which currently serves as a spacious garden with parking spaces, garage and tanks. For many years, the house was used as a tourist rental, and the contents of the house were adapted for the purpose of tourism. Behind the house there is a summer house for socializing, a shower, and an outdoor kitchen. In the basement of the house there are three rooms for socializing, which are especially pleasant in the warm summer months. On the first floor of the house there is one more spacious apartment of 2 bedrooms + living room with kitchen, dining room,
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corridor, terrace and bathroom, and on the second floor of the house there are 3 smaller apartments of approx. 34 m², one of which has an unobstructed view of the sea and a beautiful terrace. There is a possibility of building a mansard and an additional residential unit. The property was built in the 90s, and the new facade was installed in 2013 with 5 cm of insulation. The house offers different types of heating: gas central heating, 6 air conditioners, and a wood-burning fireplace. Solar panels were installed for additional water heating. Energy certificate B was produced. This property is an ideal opportunity for those looking for a well-established job in tourism. The location of the real estate in the surrounding area offers beautiful landscaped and wild beaches, shops, restaurants, campsites, etc. Dear clients, the agency commission is charged in accordance with the General Business Conditions: www.dux-nekretnine.hr/opci-uvjeti-poslovanja ID CODE: 19277

Additional contact info

Reference Number: 575758
Agency ref id: 19277