

## Pula - prodaja dva stana na 50 metara od mora !, Pula, Flat



### Seller Info

Name: Elite Nekretnine  
First Name: Elite  
Last Name: Nekretnine  
Company Name: Elite nekretnine  
Service Type: Selling and renting  
Website: <https://www.elite-nekretnine.hr>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Ciottina 24b  
Mobile: +385 51 444 488  
Phone: +385 51 444 488  
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About us: LEGAL SERVICES Company has a legal department which consists of an attorney at law who for our clients perform all legal actions in connection with the check up of the Land registry, composition of all legal acts, submitting tax reports and submitting requests for inscription of the ownership into the Land books. SERVICES Company provides wide variety of services such as: mediation in negotiations between the parties (seller and buyer) all in the best interest of all parties involved, all in accordance with the principle of conscientiousness. transfer of all utilities onto the new owner after the purchase submitting request to the Land registry for the purpose of the inscription of the ownership right obtaining the title deed and submitting the same to the tax authorities settling the inscription in the

Land books rent, sale check up  
of all documentation appraisals  
marketing and advertising  
support for obtaining energy  
certificates free consultance

#### General data

Name : Elite nekretnine  
Abbreviated name : Elite RI  
Head office : Ciottina 24 b  
OIB 28953054348  
IBAN and name of bank :  
HR4224920081100053969 ,  
Imex banka

#### Listing details

### Common

Title: Pula - prodaja dva stana na 50 metara od mora !  
Property for: Sale  
Property area: 107 m<sup>2</sup>  
Number of Floors: 1  
Bedrooms: 5  
Price: 315,000.00 €  
Updated: May 31, 2024

### Orientation

Orientation: West, South

### Condition

Last renovation: 2020



### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Pula  
Quarter: Stoja  
ZIP code: 52100

### Heating

Heating type: central (own) electrical, air-conditioner, central (own) gas

## Description

Description:

Pula - two apartments for sale 50 meters from the sea! In the extreme south of the Istrian peninsula is its largest city, Pula. The urban area of STOJA is 3 km from the historic center of Pula and is surrounded by lush pine forest and Mediterranean vegetation and beaches that descend gradually into the sea. In this natural oasis, just 50 meters from the sea and pebble and rocky beaches, there is a stone house surrounded by untouched nature and a large garden where two apartments are for sale. The larger apartment with a total living area of 107m<sup>2</sup> is located in the attic, and the smaller apartment of 24m<sup>2</sup> is located in the garden. The apartments are connected by a garden and terraces and are sold together. The larger apartment in the attic of 107m<sup>2</sup> is entered from the ground floor, which is surrounded by a beautiful Mediterranean garden. Due to the configuration of the terrain, the attic is on the ground floor on the northwest side. The apartment was completely renovated in 2020 in accordance with modern interior design trends. The rooms are air-conditioned and the apartment has gas-fired central heating. It consists of an entrance area on the west side, 2 large bedrooms and a spacious living room with a view to the south, a kitchen equipped with the most modern electrical appliances with a dining room on the southwest, an anteroom in front of the bathroom and a bathroom on the east. The spaces on the south and southwest side have an open view of the sea and beautiful bays. The apartment also has a large terrace (southwest) of 30 m<sup>2</sup> with an unforgettable view of the sea and sunsets. A smaller apartment of 24m<sup>2</sup>, located in the garden, consists of a bedroom, a bathroom, an anteroom with a wardrobe and a living room with a kitchen. The terrace, yard and garden connect two residential buildings. Both apartments are sold furnished and are ready for new owners. In addition to the listed residential buildings, courtyard, garden and plot, it is also possible to purchase an exclusive right to build with a valid building permit for the construction of an additional two floors, which provides the opportunity to invest and expand without delay. This apartment is ideal for everyone who wants a pleasant, relaxing life and vacation on the seashore, far from the bustle and noise, but close to the shopping center, bike paths, sports fields, outdoor gyms, children's playground and other facilities. The agency commission is charged in accordance with the General Terms and Conditions available on the website [www.elite-nekretnine.hr/opci-uvjeti-poslovanja](http://www.elite-nekretnine.hr/opci-uvjeti-poslovanja).

## Additional contact info

Reference Number: 612353

Agency ref id: 37147