

PREKRASNA SAMOSTOJEĆA KUĆA S DVA STANA I BAZENOM U LOBORICI, Marčana, House



Seller Info

Name: Dogma Nekretnine
First Name: Dogma
Last Name: Nekretnine
Company Name: Dogma nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://dogma-nekretnine.com>
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in

Pula, Anticova 5 and in Zagreb,
Ulica grada Vukovara 284
(Almeria building D). Our
teams are at your disposal in all
locations!

Listing details

Common

Title:	PREKRASNA SAMOSTOJEĆA KUĆA S DVA STANA I BAZENOM U LOBORICI
Property for:	Sale
House type:	detached
Property area:	220 m ²
Lot Size:	650 m ²
Bedrooms:	8
Bathrooms:	2
Price:	535,000.00 €
Updated:	Jul 08, 2024

Condition

Built:	2007
Last renovation:	2018

Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Marčana
City area:	Loborika
ZIP code:	52206

Permits

Building permit:	yes
Ownership certificate:	yes



Additional information

Energy efficiency:	C
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Description

Description: The house is located on the outskirts of Pula, in the quiet town of Loborika, just a five-minute drive from the city. This spacious and modernly decorated house is

ideal for a family looking for comfort and peace near the city. Description of the house: Lower apartment: Area 100 m² with an additional terrace of 33 m². It consists of two bedrooms, a spacious open space kitchen, dining room and living room, and a bathroom. The lower apartment is currently in a successful tourist rental, bringing solid income to the owners. Upper floor: 120 m², with three bedrooms. This apartment has two terraces, one of 33 m² and an additional terrace of 15 m². Additional spaces: Tavern: Area 15 m², ideal for socializing and relaxing. Garage: Area 35 m², provides enough space for parking and storage. Yard: Pool: Dimensions 8.5 x 4 m, perfect for refreshing and relaxing during the summer months. Summer kitchen and engine room: Surface area 48 m², allows outdoor cooking and accommodation of equipment. Other features: The house has central gas heating, ensuring warmth and comfort during the winter months. The house has city sewerage. Covered parking space. All documentation is in order. Possible purchase through credit. As a special gift, the owner leaves a piece of homemade autochthonous Istrian prosciutto to the customers. This house offers an ideal combination of comfort, spaciousness and functionality, located in a quiet and pleasant environment, and at the same time close to all the facilities offered by Pula. Also, it can be a great investment. For more information and to arrange a viewing of the house, feel free to contact us: STEFANO PERUŠKO MEDIATION ASSISTANT Cell phone 099/721-0395 stefano.perusko@dogma-nekretnine.com ID CODE: IS1513031

Additional contact info

Reference Number: 622706
Agency ref id: IS1513031