

## ISTRA, ŠTINJAN Stan s terasom i pogledom na more u novom projektu!, Pula, Flat



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: [info@dux-nekretnine.hr](mailto: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 Stan s terasom i pogledom na more u novom projektu!
Property for:	Sale
Property area:	57 m <sup>2</sup>
Floor:	1
Number of Floors:	2
Bedrooms:	3
Bathrooms:	1
Price:	207,300.00 €
Updated:	Oct 11, 2024

### Condition

Newbuild:	yes
Built:	2024

### Location

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



### Permits

Building permit:	yes
------------------	-----

### Parking

Number of parking spaces:	1
---------------------------	---

### Description

Description:	ISTRIA, ŠTINJAN 2BR+DB apartment with sea view in a new project! In a great location, he is selling an apartment in a new project, the construction of which will start in 10/24. The apartment has an area of 55 m <sup>2</sup> and consists of a hallway, open space living room with kitchen and dining room with access to the terrace, two bedrooms, one of which has access to the terrace, and a bathroom. The apartment has one parking space of 12.5 m <sup>2</sup> (reduced area 2.5 m <sup>2</sup> ). LOCATION: By buying an apartment in this location, the future owners ensure a shop, a kindergarten, a
--------------	--

school within walking distance, and it is also a 10-minute walk to the first beaches. The distance from the first beaches is 800 meters. APARTMENT EQUIPMENT: - PVC carpentry - underfloor heating throughout the apartment - air conditioning - chimney - possibility of heating with wood or pellets Possibility of choosing ceramics and sanitary ware depending on the stage of construction. Payment follows the course of the construction phase. End of works in winter 2025. The seller is a legal entity, therefore the buyer is exempt from paying real estate sales tax! Dear clients, the agency commission is charged in accordance with the General Business Conditions [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 31992

### Additional contact info

Reference Number: 623966  
Agency ref id: 31992  
Contact phone: +385 95 388 1059