

## Istra, Pula, drugi kat, PENTHOUSE, 88,70m<sup>2</sup>, 3SS+DB, NOVO #prodaja, Pula, Flat



### Seller Info

Name: Sandra Kralj  
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Last Name: Kralj  
Company: Impensa doo  
Name:  
Service Type: Selling and renting  
Additional: info@terram-nekretnine.com  
Email:  
Website: <https://www.terram-nekretnine.com>  
Country: Croatia  
Region: Istarska županija  
City: Pula  
City area: Valdebek  
ZIP code: 52100  
Address: Mihovilovićeva 3  
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About us: Terram nekretnine Istra je tvrtka koja se bavi posredovanjem u prometu nekretnina sa dugogodišnjim iskustvom.

Cilj nam je pružiti vrhunsku uslugu za posredovanju u kupnji i prodaji nekretnina na području Istre.

Posredujemo u kupnji i prodaji nekretnina, prezentiramo nekretnine na internetu i u medijima, organiziramo razglede za potencijalne kupce, savjetujemo Vas o najboljoj praksi i uvjetima za kupoprodaju nekretnina te Vas po potrebi povezujemo s odgovarajućim stručnjacima koji će vas voditi kroz postupak potreban kako biste riješili

pitanja u svezi vaše nekretnine i tako osiguravamo preduvjete za njihovu prodaju (usluge arhitekata, odvjetničke, geodetske, bankarske, itd.).

Nekretnine koje se nalaze u našoj ponudi su prošle provjeru knjižno-imovinskog provjeru statusa nekretnine kako bi Vam osigurali sigurnu i bezbrižnu kupnju.

U postupku kupoprodaje nekretnine pripremamo sve potrebne pravne akte i dokumente no naša uloga ne završava potpisom kupoprodajnog ugovora nego se nastavlja uslugama kroz konačan proces prijenosa vlasništva nekretnine i izvršenje zakonskih obveza u cijelom postupku (razrez poreza na nekretnine, uknjižba vlasništva na nekretnini, prijenos tekućih obaveza i ostalo ali stručnu terminologiju (od prijepisa svih priključaka, prijava kod administrativnih tijela, ...)).

Obratite nam se s povjerenjem!

Vaš Terram team

Reg No.: 181/2022

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## Listing details

### Common

Title:	Istra, Pula, drugi kat, PENTHOUSE, 88,70m2, 3SS+DB, NOVO #prodaja
Property for:	Sale
Property area:	88.70 m <sup>2</sup>
Floor:	2
Bedrooms:	4
Bathrooms:	2

Price: 254,000.00 €  
Updated: Jul 26, 2024

## Orientation

Orientation: East, West

## Condition

Newbuild: yes  
Condition: Under construction

## Location

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

## Permits

Building permit: yes

## Additional information

Infrastructure: Water, Air conditioner, Sewage  
Energy efficiency: In preparation



## Parking

Number of parking spaces: 2

## Description

Description: Istria, Pula, surroundings, a new penthouse apartment for sale on the second floor of a residential building. The 88.70m<sup>2</sup> apartment consists of: an entrance hall, three bedrooms, two bathrooms, a kitchen with a dining room, a living room with access to a covered terrace, a storage room and two parking spaces. The apartment will be equipped with quality ceramics and sanitary ware, air conditioning and underfloor heating in the bathrooms. At the customer's request, floor heating can be installed in other rooms in the apartment. An excellent location just a few minutes from the center of Pula and the sea and beaches for swimming. Bus station, super markets, kindergarten in the immediate vicinity. Start of construction in 09/2024, and planned completion and occupancy in 10/2025. The buyer does not pay the 3% real estate sales tax when purchasing. #sale Custom ID: S-877

Energy class: U izradi \*\*Interested buyers can obtain the necessary information about the advertised real estate and view it through our agency only with the prior signing of a real estate mediation contract or Real Estate Viewing Record.\*\*  
\*\*The buyer pays an agency commission of 3% + VAT.\*\*

### Additional contact info

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Agency ref id: S-877  
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