

## ISTRA, PULA - Vrhunski uređen stan na top lokaciji, Pula, Flat



### 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:	ISTRJA, PULA - Vrhunski uređen stan na top lokaciji
Property for:	Sale
Property area:	61 m <sup>2</sup>
Floor:	1
Number of Floors:	2
Bedrooms:	3
Bathrooms:	2
Price:	290,000.00 €
Updated:	Jul 30, 2024

### Location

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

### Permits

Building permit:	yes
Ownership certificate:	yes

### Additional information

Energy efficiency:	A+
--------------------	----

### Parking

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

### Description

Description:	ISTRIA, PULA - Top-quality furnished apartment in a top location We proudly present this high-quality and comfortable family apartment located on the first floor of the building, just 1 minute from the city center and the main promenades. The apartment is located in an ideal location for a safe and peaceful family life, considering that all the facilities needed for everyday life are located in the immediate vicinity, which makes it ideal for a year-round stay, as well as an ideal option for your own summer destination or as an option for investment in the form of a tourist rental with a secure return on investment. DESCRIPTION OF
--------------	--

**THE APARTMENT:** The apartment is located on the first floor of a residential building that consists of a total of two floors, and it is an apartment with a total of 61.42 m<sup>2</sup> of living space. At the entrance to the apartment, there is a lobby that separates the space of the apartment into two parts, a private bedroom and a part intended for daily life and entertainment. Thus, the part intended for daily life is designed according to the "open space" system of space without dividing walls, in which you have the opportunity to spend your time in a larger and more comfortable living room with access to a private summer terrace with a view of the turquoise blue sea. In addition to the living room, there is also a spacious dining room sufficient for the whole family, as well as a modern and fully equipped kitchen. The private part of the apartment consists of 2 bathrooms, as well as 2 comfortable bedrooms. In addition to all the conveniences, this apartment also has a storage room of 28 m<sup>2</sup> that can be converted into an additional apartment, providing the opportunity to expand the living space or an additional source of income. The pantry has a direct exit to the common garden, which provides additional practicality and potential for using the outdoor space. **ADDITIONAL INFORMATION:** \* The apartment is modernly equipped and is being sold as such, which means that you only need your travel luggage to move in. \* High-quality external PVC joinery with three-layer glass is installed. \* The ownership of the apartment is in order, without financial burden, the building has all the documentation. 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: 32430

## Additional contact info

Reference Number: 629153  
Agency ref id: 32430