

ISTRA, PULA OKOLICA - Novogradnja na traženoj lokaciji, Pula, Flat



Seller Info

Name: Agencija Dux nekretnine
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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
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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, PULA OKOLICA - Novogradnja na traženoj lokaciji
Property for:	Sale
Property area:	85 m ²
Floor:	2
Number of Floors:	2
Bedrooms:	4
Bathrooms:	2
Price:	255,000.00 €
Updated:	Aug 09, 2024

Condition

Newbuild:	yes
Built:	2025

Location

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



Permits

Building permit:	yes
Ownership certificate:	yes

Additional information

Energy efficiency:	In preparation
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Parking

Number of parking spaces:	2
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Description

Description:	ISTRIA, PULA SURROUNDINGS - New construction in a sought-after location We proudly present the project of an exclusive modern building located in one of the most sought-after locations in this part of Pula. Just a few minutes by car from the apartment, there is a beautiful beach, as well as numerous other amenities
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needed for a safe and peaceful everyday stay. It is a modern building consisting of a total of three floors and five residential units. It is a new building of top quality worthy of your attention. The location where the building is located provides its future owners with a unique stay, as well as representing a safe investment with an almost guaranteed return on investment. Head with us towards this opportunity, and maybe right here, the search for your dream property will find a happy ending.

DESCRIPTION OF THE APARTMENT: We present an apartment located on the 2nd floor of a new building, which consists of a total of 85m² of space, of which 80.60m² belong to the apartment, while the rest of the square footage is for a private parking space and a storage room. Within its 80.60 m² of living space, this apartment consists of an entrance hall, which also divides the apartment into a part intended for daily life and a sleeping part of the apartment. The living area of the apartment is designed according to the "open space" system, in which there is a spacious kitchen with enough space for a kitchen island, a spacious dining room for the whole family, and a larger living room that is ideal for socializing and relaxing after an active day. Access to the covered terrace extends from the living room. The apartment additionally consists of a storage room located next to the entrance to the apartment, two bathrooms, and 3 comfortable bedrooms, one of which is the master bedroom with access to a private terrace, while the other bedroom has access to the same terrace as the living room. .

ADDITIONAL INFORMATION: * The planned deadline for the completion of all works and the possibility of moving in is before the summer season of 2025. * Each apartment will be equipped with air conditioning and underfloor heating. * High-quality Styrodur insulation of 10 cm is placed on the facade of the building. *

High-quality two-layer PVC joinery is installed. * The bathroom of the apartment will be fully furnished. * Buyers currently have the opportunity to influence the final stage of decorating the apartment, such as choosing the type of floor coverings, colors and the like. * Apartments are sold turnkey, without furniture. *

The purchase of an apartment is carried out in percentage stages. * You can buy a covered parking space for an extra charge

LOCATION DESCRIPTION: It is a high-value location, which provides its visitors with a unique stay. Škatari contains everything you need for a safe and peaceful life, so the first store, numerous restaurants, cafes and the like are only a few minutes' walk from the apartment. The mentioned beaches and promenades are only a few minutes' drive from the apartment, and in addition to the crystal clear sea, they offer their visitors numerous other facilities, such as beach bars, restaurants by the sea, beach volleyball courts, soccer fields, basketball courts and the like. Next to Škatare, there is also a forest park, which is an ideal destination for an escape to nature with the family, as well as a location for a perfect walk in the fresh air. In short, it is a location that is ideal for all those who are looking for a family property that will provide them with a peaceful stay, without large crowds and noise, while still being within reach of their necessary amenities. As well as representing an ideal location for all those who are looking for rare and valuable real estate, which almost ensures a return on investment in the form of tourism. For any additional questions, necessary information, as well as a tour of the location and an overview

of the project documentation, feel free to contact us at any time! Dear clients, the agency commission is charged in accordance with the General Business Conditions www.dux-nekretnine.hr/opci-uvjeti-poslovanja ID CODE: 32601

Additional contact info

Reference Number: 632398

Agency ref id: 32601