

Istra, Pula, Šijana, dvoetažan stan 108m2, 3SS+DB, bazen, vrt 87m2 # prodaja, Pula, Flat



Seller Info

Name: Sandra Kralj
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Service Type: Selling and renting
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Country: Croatia
Region: Istarska županija
City: Pula
City area: Valdebek
ZIP code: 52100
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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, Šijana, dvoetažan stan 108m2, 3SS+DB, bazen, vrt 87m2 # prodaja
Property for:	Sale
Property area:	108 m ²
Bedrooms:	4
Bathrooms:	2
Price:	387,000.00 €

Updated: Oct 03, 2024

Orientation

Orientation: East, West

Condition

Newbuild: yes

Condition: Kept

Location

Country: Croatia

State/Region/Province: Istarska županija

City: Pula

City area: Šijana

ZIP code: 52100

Permits

Building permit: yes

Additional information

Infrastructure: Water, Air conditioner, Gas,
Sewage, ADSL

Energy efficiency: In preparation



Parking

Number of parking spaces: 2

Description

Description: Istria, Pula, Šijana for sale modern two-story apartment 108m² with heated pool and garden of 87m². It is located in a smaller new building with a total of four apartments. The apartment was designed with special attention to comfort, functionality and quality of life. Located in a quiet neighborhood near Šijanska šuma, it is ideal for a family looking for a comfortable and modern home. Ground floor: spacious bathroom, modern kitchen, living room, dining room and large terrace with direct access to the heated pool and garden. First floor: master bedroom, two smaller children's rooms, bathroom. * 2 covered parking spaces * Additional external storage (10 m²) * Small storage room with engine room for the pool * Outdoor fireplace and summer kitchen, perfect for gatherings The apartment is sold fully furnished and ready to move into. Each room has air conditioning for optimal comfort throughout the year. It is located near shopping

centers, the Šija forest and all important facilities, while at the same time enjoying the peace and privacy of the neighborhood environment. Special benefit: Buyers do not pay real estate sales tax (3%), because the price of the apartment includes VAT, which can be deducted by legal entities. #sale Custom ID: S-907 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-907
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