

Komforan stan sa 3 sobe na 2.katu, Pula, Pula, Flat



Seller Info

Name: Laci Debeljak
First Name: Laci
Last Name: Debeljak
Company Name: Aspectus d.o.o.
Service Type: Selling and renting
Website: <http://www.aspectus.com.hr/>
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Region: Istarska županija
City: Pula
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About us: The ASPECTUS Ltd, with years of experience in the business of real estate brokerage, offers full range of services in acquiring and selling of real estate in the county of Istria.

To our satisfied clients we provide a complete service from presentation of real estate, the best mortgage package arrangement and completion of purchase agreement to obtaining the property deeds and after. At your request, we provide full range of our in-house Consulting services. These services will address all the aspects and issues of acquiring the real estate from obtaining the property ownership documentation, the excerpt from the Cadastre, certificates from the spatial plan, registration of the ownership with the land

registry office, property taxation, property transfer, property ownership deeds and the registry applications with the utility providers.

Whether you are buying or selling a property, the ASPECTUS agency is continually at your service, assisting with all your inquiries and requests - with utmost commitment and pleasure.

Reg No.: 116/2011

Listing details

Common

Title:	Komforan stan sa 3 sobe na 2.katu, Pula
Property for:	Sale
Property area:	131.23 m ²
Floor:	2
Number of Floors:	4
Bedrooms:	4
Bathrooms:	2
Price:	590,000.00 €
Updated:	Oct 23, 2024

Orientation

Orientation: East, Southeast, West, North, Northeast, Northwest

Condition

Built:	2010
Condition:	Kept

Location

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

Permits

Building permit:	yes
Location permit:	yes

Ownership certificate: yes
Inspection certificate: yes

Additional information

Infrastructure: Cable TV, Sewage, Gas, Electricity, Telephone installation
Energy efficiency: In preparation



Heating

Heating type: central (own) gas, central (own) electrical, air-conditioner

Description

Description: Luxury Three-Bedroom Apartment for Sale in a Modern Building – Perfect for Living or Tourist Rentals! We are offering a luxurious apartment on the 2nd floor of a modern building, located in a peaceful part of the city, with easy access to all necessary amenities for comfortable living. The apartment is exceptionally bright, thanks to its orientation towards the northeast, southeast, and northwest, providing plenty of natural light throughout the day. The total area of the apartment is 167.46 m². The apartment is spacious and features high-quality parquet flooring in the bedrooms, kitchen, and dining room, along with premium furniture. The layout includes an entrance hallway, utility room, two bathrooms, three spacious bedrooms, a modern kitchen, dining area, a large living room, and an enclosed terrace with a fireplace and a large table for gatherings. The terrace also features a gym corner. This apartment is ideal for family living but also offers great investment potential, particularly for tourist rentals. Its attractive location and high-end features make it a great opportunity for short-term tourist rentals with significant income potential. The apartment is equipped with central gas heating and air conditioning for both heating and cooling, ensuring maximum comfort throughout the year. The building includes an elevator, and there is a designated parking space in front. Additionally, there is an option to purchase a garage space in the basement, providing extra protection for your vehicle from weather conditions. The location is excellent – within close proximity, you'll find a kindergarten, elementary school, supermarket, bank, post office, and a bus stop. The apartment is also just a 5-minute drive from the highway, offering quick and easy access to the city and an advantage during busy summer traffic. This apartment offers the perfect combination of luxury, comfort, and a convenient location, making it an ideal opportunity for family living, investment, or tourist rentals. For more information or to schedule a viewing, feel free to contact us!

Additional contact info

Reference Number: 663388
Agency ref id: 1673

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