

## DVIJE STAMBENE JEDINICE NA ATRAKTIVNOJ LOKACIJI, Pula, Flat



### Seller Info

Name: Dogma Nekretnine  
First Name: Dogma  
Last Name: Nekretnine  
Company Name: Dogma nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://dogma-nekretnine.com>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: F.LA GUARDIA 6  
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in Pula, Anticova 5 and in Zagreb,

Ulica grada Vukovara 284  
(Almeria building D). Our  
teams are at your disposal in all  
locations!

## Listing details

### Common

Title:	DVIJE STAMBENE JEDINICE NA ATRAKTIVNOJ LOKACIJI
Property for:	Sale
Property area:	266 m <sup>2</sup>
Floor:	2
Bedrooms:	6
Bathrooms:	3
Price:	552,000.00 €
Updated:	Oct 29, 2024

### Location

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

### Permits

Ownership certificate:	yes
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### Parking

Number of parking spaces:	2
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### Description

Description:	<p>For sale in Pula a beautiful luxury apartment on the second floor of a smaller building in Veruda Porat, which is sold in a complex with a functional apartment on the ground floor, classified with 4*. The residential buildings (apartment on the 2nd floor and an apartment on the ground floor) are sold together and cannot be sold separately. Apartment: with a total surface area of 200 m<sup>2</sup>, it is located on the 2nd floor and extends over 2 levels. The lower floor consists of a large living room with kitchen, dining room, pantry, large terrace and French balcony. The living room door leads through a corridor with a further WC to a spacious bedroom with a glazed balcony. From the bedroom we enter a walk-in closet with two large wardrobes, through which we enter the bathroom with small terrace, walk-in shower, hydromassage tub. The upper floor, reachable by stairs, is composed of three bedrooms, a large bathroom with shower, a storage room and a large terrace with a wonderful panoramic view. Part of the courtyard behind the house and half</p>
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of the large storage room on the ground floor belong to the apartment. The 56 m<sup>2</sup> apartment for 4 people, classified 4\*, is located on the ground floor of the building and consists of a large living room with kitchen and dining room, a spacious bedroom and a pleasant terrace. It is rented all year round, 5 consecutive years, and has the best ratings on rental platforms. The apartment and apartment are characterized by a superb layout, quality materials, equipment and furniture and luxurious decoration. Heating with city gas, air conditioning system, PVC window frames. The apartment is oriented to the south-east, while the apartment is oriented to the north-east. This property represents an excellent investment opportunity and comfortable living close to the city and beaches. The apartment guarantees a stable income throughout the year. Distance from the Saccorgiana beach 2 km, from the Lungomare 3.5 km Neat property 1/1 I am at your disposal for further information  
ID CODE: IS1510449

### Additional contact info

Reference Number: 672257  
Agency ref id: IS1510449