

OBITELJSKO - POSLOVNI PROSTRANI STAN SA GARAŽOM I POMOĆNIM PROSTORIJAMA, Pula, Flat



Seller Info

Name: Family Nekretnine
First Name: Family
Last Name: Nekretnine
Company Name: Family nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://family-nekretnine.hr>
Country: Croatia
Region: Istarska županija
City: Pula
ZIP code: 52212
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About us: Family nekretnine d.o.o. is a licensed real estate brokerage company registered in the Register of Brokers, which has a very passionate, ambitious, experienced and professional and empathetic approach to each client in order to provide them with the highest quality and carefree real estate brokerage service.

Listing details

Common

Title: OBITELJSKO - POSLOVNI PROSTRANI STAN SA GARAŽOM I POMOĆNIM PROSTORIJAMA
Property for: Sale
Property area: 113.0 m²
Bedrooms: 4
Bathrooms: 1
Garden area: 100.0 m²
Price: 208,000.0 €
Updated: Dec 07, 2024

Location

Country: Croatia
State/Region/Province: Istarska županija

City: Pula
City area: Monte Zaro

Permits

Building permit: yes
Ownership certificate: yes



Additional information

Infrastructure: Water, Gas, Electricity, Sewage, Telephone installation

Heating

Central heating: yes

Parking

Number of parking spaces: 3

Description

Description: In the very south of the Istrian peninsula there is a small ancient Roman town called Pula. Pula is rich in its heritage and old Roman infrastructures and legacies that give it a special atmosphere when enjoying this wonderful city, which has gradually become one of the leading tourist destinations in Croatia in the last ten years. Not far from the center of Pula is this high-potential spacious apartment in a smaller residential building with only a few residential units with a total area of 113 m². It is located on the high ground floor, with a separate entrance and currently consists of an entrance hall, four extremely spacious and well-lit rooms, three of which are bedrooms, one separate as a kitchen area and one smaller as a separate work area, bathrooms, very spacious garages area of 27 m² and auxiliary space in the basement area of 45 m². Considering the existing walls, most of which are not load-bearing but partitions, it offers the future property owner the possibility of changing the space as desired, given that the rooms are extremely spacious with a lot of daylight openings and the ceilings are over 3 meters high in all rooms. Within the garden of the building there is a large number of uncovered parking spaces, while in front of the entrance there is a small veranda ideal for enjoying the relaxing moments of the day or, if the apartment is used as a business space, then for enjoying a business break. The heating and cooling system is regulated by an indoor and outdoor air conditioning unit, a gas stove, and there is the possibility of heating with the help of a wood and pellet stove, since there are several chimneys in the property. It is located in a very attractive location in a quiet street, between the city center and Vidikovac, close to all amenities, market, pharmacy, bank, school, kindergarten, restaurant, cafe, etc. The mentioned

apartment represents a very attractive real estate with high potential due to its location, surface area, additional basement space, garage - whether in terms of renovating it for a comfortable family life, or it offers a handful of possibilities in terms of updating the space for a comfortable office work, doctor's office, clinic with a sufficient number parking spaces and storage space, and at the request of the future owner, it provides the possibility to engage in the catering activity of renting, which would significantly speed up the return of invested funds. FOR ALL OTHER INFORMATION, CALL AT: +385981748680
dean.zunic@family-nekretnine.hr Dean Zunic Licensed agent

Additional contact info

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