



HIGHLY PROFITABLE ONE-ROOM APARTMENT WITH A BALCONY IN A QUIET LOCATION

 Vidikovac, Pula

 **176,600 €**
2,943 €/m²



Pula, the largest city on the Istrian coast, is located in the southwestern part of the Istrian peninsula and boasts a thousand-year-old history. The city is famous for its impressive Roman Arena, one of the best-preserved amphitheatres in the world, as well as numerous historical monuments that testify to its rich cultural heritage. The charming old town core, with its narrow stone streets and diverse architecture, exudes the spirit of bygone times, while numerous festivals, events and gastronomic offerings make Pula an attractive destination throughout the year.



The aforementioned highly affordable 60 m² apartment is located right on Vidikovac. The apartment is located on the high ground floor and consists of an entrance hall, a high-quality and equipped kitchen, a storage room, a bathroom, a comfortable bedroom, as well as a very bright and spacious living room with access to a balcony with a beautiful view of the greenery. The floors in the property are equipped with laminate and ceramic tiles, PVC and wooden joinery has been installed, and heating and cooling are regulated by an air conditioning unit. There is also a chimney in the apartment, which offers the future owner the possibility of installing a wood or pellet stove. Given the partition wall between the kitchen and living room, there is also the possibility of expanding and obtaining another bedroom.

The apartment offers the perfect combination of peace and privacy with the proximity of the center of Pula and all the accompanying facilities that are necessary for everyday life, and thus offers the future owner the opportunity to invest, whether for family life or for a tourist rental facility, which would certainly accelerate the return on investment.

FOR ALL OTHER INFORMATION CALL:

+385 99 298 2283

info@family-nekretnine.hr

Ana Tomičić

Administrator

+385 91 539 6446

edita.premate@family-nekretnine.hr

Edita Premate Panić

Mediation Assistant

Summary

LOCATION	Vidikovac, Pula	PROPERTY ID	2858
PRICE	176,600 €	TYPE	Flat
FLAT TYPE	One room	AREA	60 m ²
YEAR BUILT	2002.	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	2	BEDROOMS	1
BATHROOMS	1	TOILETS	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	-	PARKING SPACES	-
POOL	-	VIEW AT	Greenery
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	260 cm	ELEVATOR	-
HEATING	Pellet stove, Air conditioning	JOINERY	Very good, PVC
WALLS MATERIAL	Brick	WALLS CONDITION	-
TILES	-	PARQUET	Very good, Laminate
FACADE	Very good	ROOF	-



INTERNAL STAIRS	-	EXTERNAL STAIRS	-
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	-



Extra features

- Balcony

Infrastructure

- Electricity
- Water
- Sewerage
- Optical internet

[View original listing](#)