ID: 3177

SALE OF A ONE-ROOM APARTMENT IN A NEW BUILDING IN A TOP LOCATION

Pula

228,800 €
5,084 €/m^2







Pula is the largest city in Istria, located in the south of the peninsula along the Adriatic Sea. It is known for its rich history dating back to ancient times, especially for its Roman monuments such as the Arena - one of the best preserved Roman amphitheatres in the world. The center of Pula exudes a blend of Roman heritage, Venetian architecture and Mediterranean atmosphere, with narrow stone streets, squares, cafes and sea views.

The offer includes an apartment on the ground floor of a small residential building that is currently under construction, consisting of a total of three residential units. The project was designed according to modern construction standards, with an emphasis on quality of

construction, functionality and long-term value of the property. The apartment on the ground floor of 45 m^2 will consist of a living room, kitchen, one comfortable bedroom and a bathroom. A special value to this property is given by a private swimming pool of 20 m^2, which provides an additional dose of luxury and comfort, ideal for enjoying during the warmer months. The apartment also comes with its own parking space. Heating will be regulated via underfloor heating in the living room and bathroom, and quality ceramics will be installed throughout the building. Anthracite-colored PVC joinery will be installed on the living openings, and electric roller shutters will be installed on the sliding walls, which further contributes to the comfort, functionality and modern appearance of the space. The building is designed as a concrete structure, which guarantees the stability and durability of the construction.

The planned completion of the works is scheduled for 09/2026.

The aforementioned property is particularly interesting since it is located in a smaller residential building with only three residential units, which ensures peace and privacy. The private pool further raises the level of comfort and overall value and is therefore ideal for a peaceful and quality life, but also as an investment for tourist rental, with an assured return on investment.

FOR ALL OTHER INFORMATION, CALL:

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Summary

LOCATION	Pula	PROPERTY ID	3177
PRICE	228,800 €	TYPE	Flat
FLAT TYPE	One room	AREA	45 m²
YEAR BUILT	2026.	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	2	BEDROOMS	1
BATHROOMS	1	TOILETS	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	-	PARKING SPACES	1
POOL	-	VIEW AT	-
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Floor heating	JOINERY	Excellent, PVC
WALLS MATERIAL	Concrete	WALLS CONDITION	-
TILES	-	PARQUET	There is none
FACADE	Excellent, Thermal insulation	ROOF	-
INTERNAL STAIRS	-	EXTERNAL STAIRS	-

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OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	-	ENERGY CERTIFICATE	-

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Extra features

- Swimming pool

Infrastructure

- Electricity
- Water
- Sewerage

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