



SALE OF A CHARMING TWO-BEDROOM APARTMENT IN MONTE ZAR

 Monte Zaro, Pula

 **245,000 €**
3,025 €/m²



This spacious two-bedroom apartment of 81 m² is located on the 1st floor of a quiet building in one of the most desirable neighborhoods of Pula, Monte Zaro. The ideal combination of urban life and peace provides the comfort of everyday life, and its location allows all the amenities of the city to be within reach.

The apartment consists of a living room, two bedrooms (can easily be partitioned into three), a kitchen with a dining room, a hallway and a bathroom. Of particular note is the central heating on city gas, which ensures pleasant warmth throughout the year.



A great advantage of this property is a beautiful garden, equipped with electricity and water, which provides a perfect place to relax and socialize with family and friends. In addition to the garden, the apartment also includes a shed/workshop and part of the attic.

Additional amenities include two air conditioning units, a free parking space in front of the building, low utilities and an unobstructed view of nature. The apartment is sold furnished, and the energy certificate is class C (possible conversion to B). The floors are covered with parquet, laminate and ceramics, while all living openings are equipped with PVC joinery.

The location is superb – quiet and family-friendly, yet close to schools, public transportation, the City Market, Rojc Park, the Palace of Justice and several beaches, making this property extremely practical and attractive.

FOR ALL OTHER INFORMATION, CALL:

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Danijela Milotić

Assistant in mediation

Summary

LOCATION	Monte Zaro, Pula	PROPERTY ID	3257
PRICE	245,000 €	TYPE	Flat
FLAT TYPE	Two rooms	AREA	81 m ²
YEAR BUILT	1900.	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	3	BEDROOMS	2
BATHROOMS	1	TOILETS	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	50 m ²	PARKING SPACES	-
POOL	-	VIEW AT	-
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Central	JOINERY	Excellent, PVC
WALLS MATERIAL	Stone	WALLS CONDITION	-
TILES	-	PARQUET	Excellent, Laminate
FACADE	-	ROOF	-
INTERNAL STAIRS	-	EXTERNAL STAIRS	-
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	C



Extra features

- Garden
- Yard

Infrastructure

- Electricity
- Water
- Gas
- Sewerage

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