



In the vicinity of Amphitheater in Pula is a stone house with a swimming pool for sale | Croatia Property for sale |

315.000 €

2.625 €/m²

For sale renovated stone house with pool, built in the period of the Austro-Hungarian Empire, in Pula, not far from the Amphitheater. The property consists of two floors, basement and ground floor with a total area of 120 m² and a garden of 169 m².

The ground floor consists of the kitchen, dining room, living room and a bedroom with mezzanine and bathroom. In the basement there is a double bedroom with a wonderful spacious bathroom, which also includes a sauna. The house was built in 1893 and completely renovated in 2018. On the south side of the property there is a loggia connected with summer kitchen and swimming pool.

The house has been adapted in a traditional Istrian style using mainly natural materials such as stone, wood, etc. All interconnected constructions, as well as the roof, have been rebuilt in concrete and the beams and old bricks have been used as decorations. In the basement of the property the external woodshed is completely restored and the rest on the ground floor is PVC with shutters. The floors are covered with parquet and tiles. Heating and cooling are provided through the air conditioner and there is a possibility of gas heating. The fenced yard guarantees privacy to future owners. There is one parking place in front of the property. The house is classified with 4 stars, and since most of the period is rented, the annual income is about 30,000 euros gross.

The house is located just 400 m from the Arena and 600 m from the sea promenade of Pula. The sea and the first beaches are about 3 km away. Distance from schools, shops, restaurants and other services is 350 m.

The distance from the highway and the Pula airport is 4 km, and the Venice airport is 270 km away.

Summary

Location	Pula	Property ID	1997
Price	315.000 €	Type	house

Area	120 m²	Land area	169 m²
Bedrooms	2	Bathrooms	2
Parking spaces	1	Parking spaces (garage)	-
Floor	semi basement	Orientation	Southeast
Ownership type	Ownership 1/1	Owner	Private owner
Price/m²	2.625 €	Tax	3%
Energy certificate	-	Subtype	detached, family house

Distances

Center	500 m
Sea	3 km
Park	400 m
Pula airport	4 km
School	350 m
Venezia airport	270 m
Store	200 m
Transportation	250 m

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