



Charming ground floor house near the sea, Rakalj

250.000 €

3.425 €/m²

A ground floor house with a swimming pool for sale in a quiet location, away from the city noise, 25 km from the center of Pula. The house has a total of 73 m² of living space and was built in 2015 on a plot of 501 m².

It consists of a kitchen with a dining area and a living room with access to a covered terrace, 2 bedrooms, and 2 bathrooms. The floors are covered with ceramic tiles and laminate, the carpentry is PVC. The heating or cooling of the property is arranged via air conditioning with the inverter.

In the garden, which is surrounded by an Istrian dry stone wall, there is a swimming pool of 24 m² with a sun deck. There is enough space for a minimum of 2 parking spaces.

The average gross income of this house in the last 3 years is 18,000.00 euros per year. The distance to the first beaches [Luka](#) and [Kalavojna](#) is 4 km while the nearest small port is 5 km away. The center of Raklja with a shop and cafe is 1 km away, restaurant [Sv. Mikula](#) 5 km and [Pizzeria Mamibo](#) 1 km. The beautiful seaside [Stjepan Hauser Promenade](#) is 5 km from the property. Pula Airport is 25 km away, Venice Airport is 280 km away, and the closest highway entrance is 18 km away. Distance from cities: Pula 25 km, Rovinj 55 km, Poreč: 65 km, Zagreb 250 km, Vienna 600 km, and Munich 620 km.

Summary

| | | | |
|----------------|-------------------|-------------------------|--------------------|
| Location | Marčana | Property ID | 2323 |
| Price | 250.000 € | Type | house |
| Area | 73 m ² | Land area | 501 m ² |
| Bedrooms | 2 | Bathrooms | 2 |
| Parking spaces | 2 | Parking spaces (garage) | - |

| | | | |
|----------------------|---------------|--------------------------|---|
| Floor | ground floor | Orientation | Northeast |
| Ownership type | Ownership 1/1 | Owner | Private owner |
| Price/m ² | 3.425 € | Real estate transfer tax | 3% |
| Energy certificate | B | Subtype | detached, family house, ground-floor house |

Distances

| | |
|--------------------|--------|
| Center | 1000 m |
| Sea | 4 km |
| Pula airport | 25 km |
| School | 3 km |
| Venezia airport | 280 km |
| Near a bigger city | 25 km |
| Store | 1000 m |
| Transportation | 2 km |

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