ID: 3479

APARTMENT FOR SALE PULA CITY CENTRE WITH PARKING

Centar, Pula

195,000 €
3,095 €/m²







Pula is renowned for its impressive Roman Amphitheatre, beautiful beaches, scenic promenades, marina, and rich gastronomic and cultural scene. Thanks to its well-developed infrastructure and the availability of all essential amenities, including shops, schools, kindergartens, healthcare facilities, restaurants, and public transport, it offers an excellent quality of life throughout the year. At the same time, it is one of the most sought-after locations for real estate investment on the Croatian coast.

The apartment is situated on the fifth floor of a residential building and has a total living area of 63 m². It comprises an entrance hall, a kitchen with dining area, a living room, one

bedroom, a bathroom, a storage room, and two balconies. One balcony faces east, while the other faces northeast, ensuring plenty of natural daylight throughout the day.

The apartment is air-conditioned and features a combination of PVC and wooden windows. The bedroom and entrance hall are fitted with parquet flooring, while the remaining areas preserve the original terrazzo flooring – a durable, high-quality floor made of natural stone aggregates, appreciated for its timeless appearance and longevity. The bathroom was renovated in 2005, and the building benefits from thermal façade insulation.

Parking is available in the building's courtyard. The co-owners are currently discussing the possibility of installing an elevator, as the building does not currently have one.

Thanks to its excellent central location, practical layout, and dual orientation, this property is an ideal choice both as a comfortable home and as an investment. It is suitable for long-term rental as well as holiday letting due to the strong demand for properties in the centre of Pula. With the additional potential for value appreciation should an elevator be installed in the future, this apartment represents a secure long-term investment.

FOR MORE INFORMATION:

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Summary

LOCATION	Centar, Pula	PROPERTY ID	3479
PRICE	195,000 €	TYPE	Flat
FLAT TYPE	Two rooms	AREA	63 m²
YEAR BUILT	1958.	YEAR RENOVATED	2025.
ORIENTATION	Northwest	NUMBER OF FLOORS	-
ROOMS	2	BEDROOMS	1
BATHROOMS	1	TOILETS	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	-	PARKING SPACES	-
POOL	-	VIEW AT	City
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Air conditioning, Wood stove	JOINERY	Wooden, Excellent, PVC
WALLS MATERIAL	-	WALLS CONDITION	-
TILES	-	PARQUET	Good
FACADE	SEP, Excellent, Thermal insulation	ROOF	-
INTERNAL STAIRS	Very good	EXTERNAL STAIRS	-
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes

USAGE PERMIT	Yes	ENERGY CERTIFICATE	D

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Extra features

- Balcony
- Pantry
- Common rooms

Infrastructure

- Electricity
- Water
- Sewerage
- Phone line

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