ID: 2766

SPACIOUS COMMERCIAL-RESIDENTIAL BUILDING IN A GREAT LOCATION

Veli Vrh, Pula

799,000 €
1,289 €/m^2







In the very south of the Istrian peninsula, there is an ancient Roman town called Pula. Pula is rich in its heritage and old Roman infrastructures and legacies that give it a special atmosphere when enjoying this wonderful city, which has gradually become one of the leading tourist destinations in Croatia in the last ten years.

Right in Pula, in the Veli Vrh settlement, this spacious business-residential property with a total area of 620 m^2 is located on four floors. The first floor is located in the basement and can be used for various purposes by the future owner (storage, tavern with space for socializing, office space). On the ground floor there are two spacious apartments for renovation and office

space, while on the first floor there is a two-story apartment with an extremely large terrace that offers a view of the surrounding forest and the village. The property has three separate electricity meters, is equipped with wooden carpentry, and considering the square footage and price per square meter, attractive and frequent location, the area represents a highly potential real estate in terms of a spacious business-residential facility and conversion of various business premises for various activities, residential premises, etc. .

This property represents a very attractive property in an irreplaceable location, and due to its unique size of the living area, it offers the future buyer a great opportunity to enjoy it in terms of family life due to its proximity to the center of Pula and all the accompanying facilities for life as well as beautiful beaches, and according to the wishes of the same, it offers the possibility of engaging in the catering activity of renting it or any other activity considering the location, and faster return of invested funds.

FOR ALL OTHER INFORMATION, CALL AT:
+385981748680
dean.zunic@family-nekretnine.hr
Dean Žunić
Licensed agent

Summary

LOCATION	Veli Vrh, Pula	PROPERTY ID	2766
PRICE	799,000 €	TYPE	House
AREA	620 m²	GARDEN AREA	1,000 m²
YEAR BUILT	1985.	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	14	BEDROOMS	10
BATHROOMS	4	TOILETS	2
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
PARKING	Yes	PARKING SPACES	10
POOL	-	VIEW AT	-
ACCESS ROAD	Yes	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Pellet stove, Air conditioning, Wood stove	JOINERY	Wooden, Excellent, Aluminum, Very good, PVC
WALLS MATERIAL	Brick, Concrete	WALLS CONDITION	-
TILES	-	PARQUET	Very good, Laminate
FACADE	SEP	ROOF	Channels, Concrete
INTERNAL STAIRS	-	EXTERNAL STAIRS	-
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	-

Extra features

- Balcony
- Garden
- Yard
- Garage
- Access road
- Tavern
- Terrace
- Pantry

Infrastructure

- Electricity
- Water
- Sewerage
- Phone line

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