

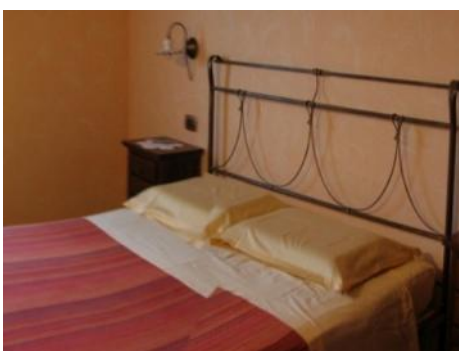
## Pula

Reference 070015



## Sun paradise

|               |                      |                     |               |
|---------------|----------------------|---------------------|---------------|
| living space: | 445 m <sup>2</sup>   | swimming pool:      | ✓             |
| plot area:    | 3.000 m <sup>2</sup> | energy certificate: | in process    |
| bedrooms:     | 6                    |                     |               |
| bathrooms:    | 2                    |                     |               |
| sea view:     | ✓                    | price:              | € 1,500,000.- |



Pula

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## Details:

This impressive villa with pool is located in Pula, Istria.

With an area of approximately 445 m<sup>2</sup> and robust double walls made of brick, this property fits beautifully into the large plot of approx. 3000 m<sup>2</sup>.

Inside there are six bedrooms, all equipped with LCD flat screen televisions, a large living room and two kitchens. All rooms are equipped with traditional wood furniture.

Very impressive is the small spa area with Jacuzzi, Turkish bath and sauna, located on the ground floor.

Outside, there is a beautiful terrace, which is next to a large pool with about 70 m<sup>2</sup>, and a nice little barbecue place.

Another highlight is the small house which is also located on the plot.

Equipped with water, electricity and a fireplace it can be transformed in a lovely little lovely guest house.

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### **Location & surrounding area:**

The lively Pula with its 82,000 inhabitants is not only the largest city in Istria but the economic and cultural center of the Croatian peninsula.

The west and south coast strongly rely on tourism and are therefore trying to keep up their small town flair.

In the turbulent city center you can find an interesting combination of elegant shops, traditional stores and busy street markets. Pula also hosts the largest market in Istria, with a wide range of fruits and vegetables. Pula has an international airport.



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Kitchen



Bedroom 1



Bedroom 2



Living room



Living room



Bedroom 3

All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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Garden

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