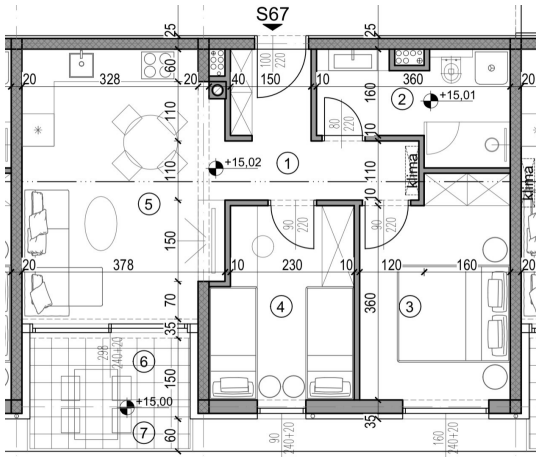


**ISTRIA ADRIA**  
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**Stan S67**

BR.	NAZIV PROSTORIJE	NETTO/ M2	KOEF.	NETTO X KOEF.
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1.	Hodnik + garderoba	6,04	1	6,04
2.	Kupaonica	6,42	1	6,50
3.	Spavaća soba	11,04	1	11,04
4.	Spavaća soba	9,12	1	9,12
5.	Kuhinja+dnevni boravak+blagovaonica	18,17	1	18,17
<b>STAN S67 zatvoreno neto:</b>		<b>50,79</b>		<b>50,79</b>
6.	Loggia	4,46	0,75	4,46
7.	Terasa natkrivena	1,64	0,50	1,64
<b>STAN S67 ukupno neto:</b>		<b>56,89</b>		<b>54,96</b>
SP54	Spremište	3,90	0,50	1,95
<b>STAN S67 sveukupno neto:</b>		<b>60,79</b>		<b>56,91</b>

<b>Code :</b>	12207
<b>Location :</b>	Pula
<b>Building size :</b>	55.96 m2
<b>Garden size :</b>	0.00 m2
<b>Distance from center :</b>	1000 m
<b>Distance from sea :</b>	2500 m
<b>Floor :</b>	5
<b>Number of floors :</b>	7
<b>Number of bedrooms :</b>	2
<b>Number of rooms :</b>	2
<b>Number of bathrooms :</b>	1
<b>Parking :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Energy efficiency :</b>	A+
<b>Year of construction :</b>	2024

**Price :** **246.143 €**

#### Pula!

We offer an apartment on the 5th floor of a multi-family building with an elevator. The apartment will consist of an entrance hallway + wardrobe, 2 bedrooms, a bathroom, a kitchen with a dining area, a living room, a loggia, and a covered terrace.

#### EQUIPMEN

- Electric underfloor heating in the bathroom
- Ariston Velis electric water heater
- Anti-burglary entrance door
- Inverter air conditioning unit
- Ceramic tiles
- Laminate flooring
- Internal white room doors

The apartments are sold finished, on a "turnkey" basis. Excellent location. Close to a shopping center and the city center of Pula - 1 km away.

The building will have two entrances, two elevators, and 6 floors. More available apartments are on offer.

The apartment comes with a parking space and a storage room, which are included in the price of the apartment. The planned completion of construction is by the end of 2026.

\* VAT is included in the price.

