

## ISTRIA ADRIA

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<b>Code :</b>	13036
<b>Location :</b>	Pula
<b>Building size :</b>	50.41 m <sup>2</sup>
<b>Garden size :</b>	0.00 m <sup>2</sup>
<b>Floor :</b>	1
<b>Number of floors :</b>	3
<b>Number of bedrooms :</b>	1
<b>Number of rooms :</b>	1
<b>Number of bathrooms :</b>	1
<b>Air conditioning :</b>	Yes
<b>Energy efficiency :</b>	Not specified
<b>Year of construction :</b>	2004

**Price :** 170.000 €

For sale is a functional and comfortable apartment with an area of 50.41 m<sup>2</sup>, located on the first floor of a residential building in Pula. Thanks to its practical layout and two terraces, the property is an excellent choice for living, vacationing, or as an investment for long-term and tourist rentals.

The apartment consists of an entrance hallway, a bathroom, a bedroom, and an open space that combines the kitchen, dining area, and living room. The two terraces add special value to the apartment, providing additional space for relaxation, morning coffee, or outdoor enjoyment during the warmer months.

This property represents an excellent opportunity for buyers looking for a comfortably sized apartment in the Pula area, ready for living or as a secure investment in real estate.

For more information and to schedule a viewing, please