



DAMAC d.o.o.

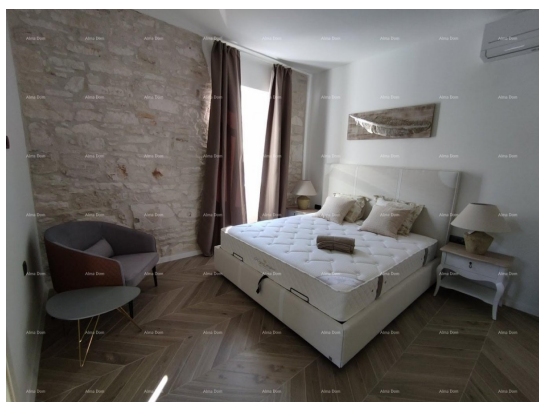
## ALMA DOM INVEST

Istarska ulica 8, 52100 Pula

mail: [azra@almadominvest.com](mailto:azra@almadominvest.com)

web: [www.almadominvest.com](http://www.almadominvest.com)

info: +44 7375 637471 | +385 98 420 885



<b>Code :</b>	19139
<b>Location :</b>	Pula
<b>Building size :</b>	350 m2
<b>Lot size :</b>	400 m2
<b>Distance from center :</b>	0 m
<b>Distance from sea :</b>	0 m
<b>Seaview :</b>	Yes
<b>Number of floors :</b>	3
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	4
<b>Year of construction :</b>	n/a
<b>Energy efficiency :</b>	A+
<b>Parking :</b>	Yes
<b>Air conditioning system :</b>	Yes
<b>Basement :</b>	Yes

**Price :** 1.290.000 €

We are selling a luxurious villa with a sea view in Pula,

We offer a beautiful, fully renovated Austro-Hungarian stone villa with a sea view, located in a quiet street, just a 10-minute walk from the very center of Pula. The villa, built in 1895, was thoroughly renovated in 2022 and covers 350 m<sup>2</sup> of living space.

This villa offers:

- 4 bedrooms,
- 4 bathrooms, separate WC,
- Living room with kitchen and dining area,
- Game room with billiards,
- Sauna (combined Finnish and infrared),
- Small gym and wine cellar.

The villa also features a heated pool with automatic salt chlorination and counter-current swimming, ideal for relaxation. The entire house is equipped with Mitsubishi air conditioning and underfloor heating for maximum comfort. The property includes secure parking for 3 cars.

Beautiful sea views from the balcony.

For more information, please contact:

Azra

+385 91 611 5706

+385 98 420 885

[azra@almadominvest.com](mailto:azra@almadominvest.com)