



<b>Code :</b>	00190
<b>Location :</b>	Poreč
<b>Building area :</b>	152 m <sup>2</sup>
<b>Distance from the center :</b>	1000 m
<b>Distance from the sea :</b>	3000 m
<b>Orientation :</b>	West
<b>Floor :</b>	3
<b>Number of levels :</b>	2
<b>Number of floors :</b>	5
<b>Number of bedrooms :</b>	3
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	3
<b>Storage room :</b>	Yes
<b>Sea view :</b>	Yes
<b>Garage :</b>	Yes
<b>Terrace :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Year of construction :</b>	2025
<b>Condition :</b>	Under construction
<b>Ownership certificate :</b>	Yes
<b>Building permit :</b>	Yes
<b>Electricity infrastructure :</b>	Yes
<b>Water infrastructure :</b>	Yes
<b>Sewerage infrastructure :</b>	Yes

**Price** **531.800 €**

In a peaceful location in Tar, just 5 km from Poreč and 3 km from the sea, we are offering for sale an exclusive two-level penthouse on the third floor of a newly built building. The building consists of 12 apartments and offers a tranquil lifestyle close to all essential amenities.

The apartment has a total area of 152 m<sup>2</sup> and is comprised of two levels. The first level features an entrance hallway, a utility room, a large storage room, a modern bathroom, and a spacious living room connected to the kitchen and dining area. From the living area, there is access to a practical terrace measuring 11.26 m<sup>2</sup>. An internal staircase leads to the upper level, which includes three bedrooms, one of which has an en-suite bathroom and a large wardrobe, an additional bathroom, and a large terrace with a sea view measuring 28.15 m<sup>2</sup>.

The building is being constructed with quality materials, including PVC joinery with triple glazing, ensuring high energy efficiency.



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Heating and cooling are provided through a fan-coil system connected to a heat pump.

The apartment also comes with two parking spaces in the building's garage.

This property offers a peaceful life near natural beauty while being in close proximity to Poreč and the sea, making it an excellent choice for families or anyone seeking a quality living space.

The price includes VAT, meaning that the buyer does not pay real estate transfer tax.

For more information and to arrange a viewing, please feel free to contact us!