



Code :	00567
Location :	Poreč
Building area :	96.56 m ²
Distance from the center :	4000 m
Distance from the sea :	4000 m
Orientation :	West
Floor :	1
Number of levels :	1
Number of floors :	2
Number of bedrooms :	3
Number of rooms :	4
Number of bathrooms :	2
Number of toilets :	1
Storage room :	7.51 m ²
Sea view :	Yes
Number of parking spaces :	2
Private pool :	Yes
Terrace :	24.44 m ²
Air conditioning :	Yes
Heat pump :	Yes
Underfloor heating :	Yes
Year of construction :	2024
Condition :	New build
Ownership certificate :	Yes
Building permit :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes
Sewerage infrastructure :	Yes

Price 390.000 €

In the vicinity of Poreč, just 4 km from the sea, this ground floor apartment in a small residential building with four units is for sale.

The apartment has an area of 96.56 m² and consists of an entrance hallway, an open-plan living room with a kitchen and dining area, three bedrooms, two bathrooms (one of which is attached to the master bedroom), a toilet, and a spacious terrace featuring a jacuzzi. The terrace offers a view of the sea and nature. In the building's basement, there is a storage room that belongs to the apartment, and the ownership includes two parking spaces.

The apartment is equipped with underfloor heating, a heat pump,



CONCEPT REAL ESTATE
Lošinjaska 7, 52440 Poreč
e-mail: info@concept-porec.com
web: concept-porec.com
info: +385 99 408 1238

and air conditioning units. It is being sold furnished. High-quality materials were used in the construction, including triple-glazed windows, wooden interior and aluminum exterior joinery, stone cladding, and high-quality sanitary ware.

The location is peaceful, with accessible walking paths, cycling trails, a playground, a park, and amenities such as restaurants, cafes, and shops in close proximity.

The owner is a legal entity, and the price includes VAT.

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