



<b>Code :</b>	00574
<b>Location :</b>	Poreč
<b>Building area :</b>	81.84 m <sup>2</sup>
<b>Distance from the center :</b>	3000 m
<b>Distance from the sea :</b>	3000 m
<b>Orientation :</b>	South-West
<b>Floor :</b>	1
<b>Number of levels :</b>	1
<b>Number of floors :</b>	2
<b>Number of bedrooms :</b>	2
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	2
<b>Number of toilets :</b>	1
<b>Number of parking spaces :</b>	1
<b>Terrace :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Heat pump :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Year of construction :</b>	2026
<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** **325.650 €**

In an extremely peaceful and pleasant location, just 3 km from Poreč and the sea, an apartment is for sale in a building with a total of four residential units. The apartment is located on the first floor, has an area of 81.84 m<sup>2</sup>, and includes a portion of the yard with an area of 35 m<sup>2</sup> and one parking space.

The layout includes a living room with an open-concept kitchen and dining area that leads to a covered terrace, two bedrooms with private bathrooms, and an additional toilet/laundry room.

The apartment will be equipped with underfloor heating via heat pumps, and air conditioning units will be installed in all rooms. The building is being constructed to the highest standards, with 10 cm of thermal insulation, triple-glazed windows, and high-quality flooring. The apartment also has a connection to a chimney.

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



**CONCEPT REAL ESTATE**  
**Lošinjska 7, 52440 Poreč**  
**e-mail: [info@concept-porec.com](mailto:info@concept-porec.com)**  
**web: [concept-porec.com](http://concept-porec.com)**  
**info: +385 99 408 1238**

contact us.