



Code :	00619
Location :	Poreč
Building area :	42.8 m ²
Distance from the sea :	200 m
Floor :	3
Number of bedrooms :	1
Number of bathrooms :	1
Air conditioning :	Yes
Year of renovation :	2021
Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes
Floor plan document :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes
Sewerage infrastructure :	Yes

Price 230.000 €

In the very heart of Poreč, in one of the most sought-after and valuable locations in the city, this completely renovated and modernly furnished apartment of 42.80 m² is located on the 3rd floor.

The apartment has an excellent layout and consists of an entrance hallway, a spacious bedroom, a bathroom with built-in wardrobes providing additional storage space, and a pleasant open-plan area combining the kitchen, dining room and living room.

The property has been completely renovated, tastefully furnished, fully equipped and is being sold with all furniture and appliances. Heating and cooling are provided by an air-conditioning unit, ensuring a comfortable stay throughout the year.

The apartment is ready for immediate occupancy, with no need for any additional investment or renovation.

A particular advantage of this property is that it has been successfully rented throughout the entire year and generates an excellent rental income. The future owner can immediately continue renting it out or use it as a permanent home, without any additional costs.

Fully renovated, modernly furnished apartments in the very centre of Poreč that require no further investment are extremely



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rare on the market.

The sea, beautifully maintained beaches, promenade, restaurants, cafés, shops, the city market and all the amenities necessary for a high-quality and comfortable lifestyle are all within easy walking distance, making a car unnecessary.