



<b>Code :</b>	01020
<b>Location :</b>	Poreč
<b>Building size :</b>	85.66 m2
<b>Lot size :</b>	155 m2
<b>Distance from center :</b>	2000 m
<b>Distance from sea :</b>	800 m
<b>Floor :</b>	Ground floor
<b>Number of floors :</b>	2
<b>Number of rooms :</b>	3
<b>Number of bedrooms :</b>	2
<b>Number of bathrooms :</b>	1
<b>Number of toilets :</b>	1
<b>Parking :</b>	Yes
<b>Basement :</b>	Yes
<b>Electric heating :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Central heating :</b>	Yes
<b>Year of construction :</b>	2020
<b>Energy efficiency :</b>	Not specified

Price : 258.000 €

Istria, Porec

An excellent apartment for sale on the ground floor of a residential building with a total area of

85.66m2 and a usable yard of 155m2, only 800m from beautiful beaches such as Materada and Saladinka.

The apartment was completely renovated 2 years ago (electricity, water, heating, floors, walls, bathroom and toilet) by the current owners.

It consists of an entrance area, an open space living room, a kitchen and a dining room with access to a terrace and a beautifully landscaped yard.

Inside there are 2 more bedrooms, one of which has an exit to the terrace and yard from the back of the building, a bathroom, a storage room and a separate toilet.

The yard with 2 terraces and a garden house surrounds the entire apartment and is carefully maintained by the owner.

The apartment is sold fully equipped with high-quality furniture and household appliances.

The apartment is underfloor heated with electricity and an air conditioner for summer cooling.



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Parking for use is located in front of the apartment.

The apartment is in the process of being shared.

This is an exceptional opportunity on the market to solve the housing issue or as an excellent tourist investment for an ideal summer vacation.