



Code :	01291
Location :	Poreč
Building size :	93.32 m2
Lot size :	0 m2
Distance from center :	6000 m
Distance from sea :	6000 m
Floor :	Ground floor
Number of floors :	1
Number of rooms :	4
Number of bedrooms :	3
Number of bathrooms :	2
Number of toilets :	1
Seaview :	Yes
Swimming pool :	Yes
Parking :	Yes
Basement :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Central heating :	Yes
Fan coil heating :	Yes
Year of construction :	2023
Energy efficiency :	Not specified

Old price : 429.940 €

New price : 390.000 €

Istria, Porec

This excellent apartment is located near the city of Poreč on the ground floor of a modern building with a swimming pool of a total area of

93.32m2.

This apartment consists of an entrance hall, three spacious bedrooms, two bathrooms, one of which is located in the master bedroom, and an additional guest toilet. The living room, dining room and kitchen are made according to the open space model with access to the terrace of 15.63 m2.

From the living room you can access the covered terrace and the yard, where there is a private swimming pool with a privacy partition.

The building is built to a very high quality, the floors are covered with stone, ceramic or wood, depending on the purpose.

The exterior joinery is aluminum with three-layer thermopane glass, while the interior joinery is wooden.

Heating and cooling is provided by multi-split inverter air conditioners built



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into the walls.

There is a storage room in the basement of the building.

In front of the building there is a covered parking lot for 2 vehicles.

The apartment is sold fully equipped with custom-made furniture.

The building is subject to VAT, which is included in the price and the buyer is exempt from paying real estate tax.

A quiet location not far from the beautiful city of Poreč with high-quality content and quality make this apartment an excellent opportunity for your future investment.