



PARENTIUM PREMIUM  
*Real Estate*

**PARENTIUM REAL ESTATE**

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<b>Code :</b>	01701
<b>Location :</b>	Poreč
<b>Building size :</b>	94 m <sup>2</sup>
<b>Lot size :</b>	0 m <sup>2</sup>
<b>Distance from center :</b>	2000 m
<b>Distance from sea :</b>	600 m
<b>Floor :</b>	2
<b>Number of rooms :</b>	4
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	2
<b>Number of toilets :</b>	1
<b>Seaview :</b>	Yes
<b>Parking :</b>	Yes
<b>Elevator :</b>	Yes
<b>Electric heating :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Year of construction :</b>	2024
<b>Energy efficiency :</b>	A+

**Price : 480.000 €**

Istria, Poreč, - apartment in a building with an elevator and a view of the sea.

This beautiful apartment on the second floor is for sale in a new and modern building, only about 800 m from the sea. The apartment offers an open view of the sea and the surrounding area. The total area of the apartment is approx. 93 m<sup>2</sup>.

The apartment consists of a hallway, kitchen with dining room and living room, guest toilet, three bedrooms and two bathrooms. The apartment has a large covered terrace of 15.12 m<sup>2</sup>.

Parking for two cars.

Electric underfloor heating throughout the apartment and air conditioners are there for heating and cooling

The property is subject to VAT.

The planned completion of construction is at the end of 2024.

Due to its attractive location and proximity to the sea, this property is an ideal investment for both tourist rental and family life.