



PARENTIUM PREMIUM  
*Real Estate*

**PARENTIUM REAL ESTATE**

**Vukovarska 19, 52440 Poreč**

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**info: +385 99 21 46 917 | +385 98 99 46 041**



<b>Code :</b>	01862
<b>Location :</b>	Poreč
<b>Building size :</b>	55 m <sup>2</sup>
<b>Lot size :</b>	0 m <sup>2</sup>
<b>Distance from center :</b>	9000 m
<b>Distance from sea :</b>	900 m
<b>Floor :</b>	1
<b>Number of floors :</b>	1
<b>Number of rooms :</b>	3
<b>Number of bedrooms :</b>	2
<b>Number of bathrooms :</b>	1
<b>Seaview :</b>	Yes
<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>Year of construction :</b>	2022
<b>Energy efficiency :</b>	Not specified

**Price :** 215.000 €

Istria, Poreč - around 900m from the sea

In the vicinity of the city of Poreč, a fantastic renovated apartment with a terrace on the 1st floor of a total area of

55m<sup>2</sup> is for sale, only 900m from the beach.

The apartment consists of an entrance hall, a living room with a kitchen and a dining room, a sunny terrace with a partial view of the sea, a bedroom, a bathroom and an additional gallery with another bedroom.

The apartment was completely renovated and all the installations in the apartment were changed, underfloor heating was installed in all rooms except the bedrooms, new furniture was purchased along with devices for the living room, kitchen and bathroom.

For the summer period, the apartment is cooled by an air conditioner.

The apartment is categorized for tourist rental and offers future owners another additional option of taking over a well-established job.

The apartment is sold fully furnished and equipped.

The apartment has covered parking in the yard and a small storage room of 4m<sup>2</sup>.



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This excellent opportunity on the market can be a great solution for a combination of business and residential investment or as an ideal property for your future summer vacation.