



PARENTIUM PREMIUM  
*Real Estate*

**PARENTIUM REAL ESTATE**

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<b>Code :</b>	01994
<b>Location :</b>	Poreč
<b>Building size :</b>	52.85 m <sup>2</sup>
<b>Lot size :</b>	0 m <sup>2</sup>
<b>Distance from center :</b>	5000 m
<b>Distance from sea :</b>	5000 m
<b>Floor :</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>Underfloor heating :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Year of construction :</b>	2025
<b>Energy efficiency :</b>	Not specified

**Price :** 215.000 €

Istria, Poreč area

A first floor apartment with a total area of

52.85 m<sup>2</sup> is for sale, with a terrace of 4.28 m<sup>2</sup> offering a sea view.

The apartment consists of an entrance hall, two bedrooms, a bathroom, a kitchen with a dining room and a living room with access to a covered terrace with a sea view.

The apartment has underfloor heating via a heat pump and air conditioning in each room.

The apartment has one parking space in front of the building.

The apartment is condominiumized and has complete and orderly documentation, providing the future owner with a safe and worry-free purchase.

Buyers are exempt from paying real estate tax.

This apartment is an ideal solution for housing or as an investment for tourist purposes.