



PARENTIUM PREMIUM
Real Estate

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Vukovarska 19, 52440 Poreč

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Code :	02112
Location :	Poreč
Building size :	59 m ²
Lot size :	80 m ²
Distance from center :	6000 m
Distance from sea :	6000 m
Floor :	Ground floor
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms :	1
Parking :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Heating by fireplace :	Yes
Year of construction :	2025
Energy efficiency :	A+

Price : 250.000 €

Ground Floor Apartment with Garden and Extended Terrace – New Build, Poreč (5 min from center)

High-Quality Construction – Peaceful Location with Infrastructure, Ideal for Living or Renting

For sale is a modern and functional ground floor apartment in a newly built residence, located just 5 minutes' drive from the center of Poreč. The neighborhood is fully equipped with all necessary infrastructure – shops, restaurants, school, and kindergarten – making it ideal for comfortable everyday living.

The apartment has 59 m² of interior space and includes:

Two bedrooms

Open-plan living room and kitchen

Modern bathroom with underfloor heating

The standout feature of this property is its private outdoor space totaling approx. 80 m², which includes:

A rear garden of 56 m²

A front extended terrace and yard of 23 m²



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There are three direct access points to the garden and terrace:

From the living room to the front terrace

From the bedroom directly to the garden

From the kitchen to the garden

A perfect setting for outdoor relaxation, family gatherings, barbecues, or enjoying privacy surrounded by greenery.

Property Features:

Ground floor apartment with private garden and large terrace

Approx. 80 m² of private outdoor space

Direct access to the garden from the living room, kitchen, and bedroom

High-quality construction by a renowned and reliable developer

Air conditioning in every room

Underfloor heating in the bathroom

Excellent thermal and sound insulation

Security entrance door

Private parking space

Quiet, safe location with quick access to the city

Ideal for:

Year-round living

Families with children and pets

Investment for tourist rental