



PARENTIUM PREMIUM
Real Estate

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Code :	02241
Location :	Poreč
Building size :	76 m ²
Lot size :	30 m ²
Distance from center :	500 m
Distance from sea :	700 m
Floor :	1
Number of floors :	1
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms :	2
Parking :	Yes
Basement :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2018
Energy efficiency :	Not specified

Price : 260.000 €

Duplex apartment 75.70 m² + 30 m² yard | 700 m from the sea | 400 m from amenities | underfloor heating | A/C | parking

For sale is a cozy fully furnished duplex apartment with a total living area of 75.70 m², located on the first floor of a residential building. The area is becoming increasingly popular thanks to well-kept beaches, great restaurants and the proximity to Poreč.

The apartment is only 700 m from the sea and approx. 400 m from shops and all essential amenities.

The apartment is arranged over two floors.

Lower floor:

entrance hallway

bathroom

storage room

living room connected to the kitchen and dining area

covered terrace perfect for relaxing

bedroom with a practical gallery, currently set up as a children's sleeping area with two children's beds and air conditioning (can also be used as an additional room, home office or play area)

Upper floor:

master bedroom

private bathroom

The property also includes a 30 m² yard area with a garden house and additional storage - ideal for a garden, BBQ area or a peaceful outdoor corner.

☐ Underfloor heating + air conditioning

☐ Sold fully furnished and equipped

☐ 1 parking space inside a fenced yard

A great choice for family living or as an investment for holiday rentals.