



PARENTIUM PREMIUM
Real Estate

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Vukovarska 19, 52440 Poreč

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Code :	02445
Location :	Novigrad
Building size :	120 m2
Lot size :	0 m2
Distance from center :	200 m
Distance from sea :	500 m
Floor :	1
Number of rooms :	4
Number of bedrooms :	3
Number of bathrooms :	2
Seaview :	Yes
Parking :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Heating by fireplace :	Yes
Year of construction :	2018
Energy efficiency :	Not specified

Price : 560.000 €

In a quiet and newly built area of Novigrad, just 500 meters from the sea and a well-maintained beach, a spacious and fully furnished apartment with a total area of 120 m² is for sale.

The apartment is located on the first floor of a small residential building with only two residential units, providing future owners with additional privacy and tranquility.

The well-organized layout includes three bedrooms, two modern bathrooms, and a hallway, while the central part of the apartment features a spacious open-space area that connects the kitchen, dining room, and living room. From the living area, there is access to a covered terrace, pleasant for outdoor living for most of the year.

The property's special value is enhanced by the large rooftop terrace, which offers numerous landscaping possibilities. It is spacious enough for a jacuzzi, summer kitchen, outdoor shower, and lounge area, allowing it to be transformed into a true private space for relaxation, sunbathing, and socializing.

For a comfortable stay throughout the year, the apartment is equipped with underfloor heating, air conditioning, and a wood stove.

The apartment also comes with two parking spaces in front of the building.

The location is one of the main advantages – the sea and well-maintained beaches are approximately 500 m away, while the center of Novigrad can be reached in just 700 m.



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The apartment is sold fully furnished and ready for occupancy, making it an excellent choice for personal living by the sea, as well as a property for vacation or tourist rental.