



Code :	01116
Location :	Poreč
Building size :	77 m2
Lot size :	0 m2
Distance from center :	500 m
Distance from sea :	4000 m
Floor :	1
Number of floors :	1
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms :	1
Parking :	Yes
Basement :	Yes
Electric heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2024
Energy efficiency :	Not specified

Price : 272.380 €

Poreč, surroundings

In a quiet location, 8 km from Porec, an apartment on the first floor of the building is for sale. Smaller building with 4 apartments.

The apartment on the first floor of its 77.82 m2, consists of a living room with kitchen and dining room, one bathroom, pantry, and two bedrooms. From the living room there is an exit to a terrace of 8.35m2, where there is another pantry.

The building will be equipped with quality equipment:

- thermal insulation of the building (10 cm),
- roof insulation 20 cm,
- high-quality aluminum and PVC joinery,
- fire doors and burglary doors

Each apartment also has 2 air conditioners and top ceramics (customers can choose in the construction phase ceramics or laminate up to 35 e per m2).

The bathroom will be equipped with sanitary facilities.

Each apartment has 2 parking spaces.

Each apartment has a terrace overlooking nature.

The start of works is in January 2024, while the completion is planned in January 2025.

Nearby there are all the necessary facilities for life, such as school, kindergarten, pharmacy, post office, catering facilities, shops, ambulances located a minute drive from the property itself.

Apartment A4

The property is in the VAT system, and buyers are exempt from paying real estate transfer tax.