

PARENTIUM NEKRETNINE

Bračka 41, 52440 Poreč

mail: info@parentium-nekretnine.com

web: www.parentium-nekretnine.com

info: +385 95 359 5158 | +385 97 653 7679



Code :	01473
Location :	Poreč
Building size :	62.61 m ²
Lot size :	0 m ²
Distance from center :	1000 m
Distance from sea :	2000 m
Floor :	1
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms :	1
Parking :	Yes
Elevator :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Heating by fireplace :	Yes
Year of construction :	2026
Energy efficiency :	Not specified

Price : 200.352 €

In a quiet new residential area, just a few minutes' easy walk from the town center and 2 km from the sea, an excellently designed apartment is offered on the first floor of a modern building with an elevator - a combination of urban comfort and Mediterranean lifestyle.

Apartment with a total area of

62,61 m² with two balconies with 55,36 m² of interior living space arranged for maximum functionality and comfort:

- Spacious living room with kitchen and dining area, with direct access to the loggia - ideal for morning coffee or evening relaxation
- Master bedroom with access to a private balcony - your own corner of peace
- Additional bedroom - perfect for guests, children or an office
- Modern bathroom with top-quality sanitary ware
- Two private parking spaces included in the price

Technical and aesthetic features:

- Electric underfloor heating throughout the apartment - comfort at every step
- Quality air conditioning units for cooling and heating
- Luxury ceramics from Italy
- Villeroy & Boch sanitary ware - reliable elegance
- Elevator in the building - added value for all generations
- Building under construction - completion scheduled for 2026

The location ensures complete proximity to amenities, but also peace



PARENTIUM NEKRETNINE

Bračka 41, 52440 Poreč

mail: info@parentium-nekretnine.com

web: www.parentium-nekretnine.com

info: +385 95 359 5158 | +385 97 653 7679

outside the city bustle - ideal for permanent residence, tourist rental or as a weekend oasis