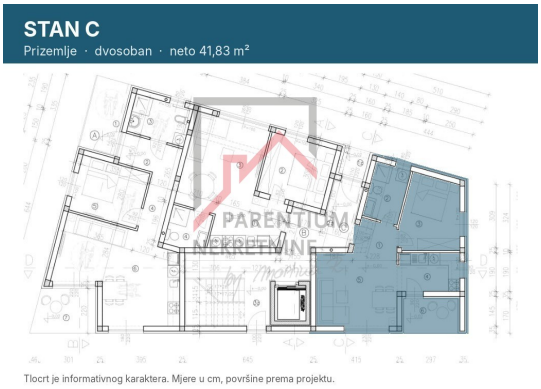
PARENTIUM NEKRETNINE
Bračka 41, 52440 Poreč
mail: info@parentium-nekretnine.com
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Code :	01667
Location :	Poreč
Building size :	41.83 m2
Lot size :	65 m2
Distance from center :	500 m
Distance from sea :	2000 m
Floor :	Ground floor
Number of rooms :	2
Number of bedrooms :	1
Number of bathrooms :	1
Parking :	Yes
Elevator :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2027
Energy efficiency :	Not specified

Price :	171.503 €

Poreč area – ground-floor apartment with a garden (65 m²) and terrace, 41.83 m², new construction

Apartment C, located on the ground floor of a new residential building with 12 units and an elevator, is now available for purchase. The apartment features a terrace, as well as a garden and outdoor space measuring approximately 65 m². Construction is set to begin in March 2027; reservations are currently being accepted.

BASIC INFORMATION
- Floor: Ground floor (building consists of ground floor + 3 upper floors)
- Number of rooms: 2-room (1 bedroom)
- Net apartment area: 41.83 m²
- Garden and outdoor space: approx. 65 m² (not included in the price)
- Parking spaces: 2

LAYOUT AND AREAS
- Living room: 14.94 m²
- Kitchen: 5.97 m²
- Bedroom: 10.37 m²
- Bathroom: 5.08 m²
- Entrance hall: 3.12 m²
- Terrace: 4.71 m² (reduced area: 2.35 m²)
- Total net area: 41.83 m²

DESCRIPTION OF THE SPACE
The entrance hall leads into a 14.94 m² living room, adjacent to the kitchen. The living room provides access to the terrace and the garden. The bedroom and bathroom are separated from the living area.

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ABOUT THE BUILDING AND DEVELOPER
The residential building comprises a ground floor and three upper floors, housing 12 apartments and an elevator. Each apartment includes two parking spaces on the building's plot. The developer has many years of experience in residential construction. Upon request, we can show you completed buildings and apartments in the same or similar locations, allowing you to assess the construction quality before making a reservation.

CONSTRUCTION SPECIFICATIONS
- Electric underfloor heating throughout the apartment
- Pre-installation for air conditioning units
- Fully equipped bathrooms with sanitary fixtures
- Choice of flooring: ceramic tiles or laminate
- Elevator
- 2 parking spaces per apartment

PURCHASING DURING THE PROJECT PHASE
Reserving before construction begins offers you a wider selection of apartments and layouts. You may also choose your own final flooring materials.

LOCATION
In the vicinity of Poreč, approximately 2,000 m from the sea and 500 m from the town center.

Please contact us for further information, reservation terms, or to arrange a viewing of the location and the developer’s previously completed projects.

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