

Apartment

Poreč, Istria



Ref	RE-U-33246
Type	Apartment
Region	Istria > Porec
Location	Poreč
Front line	No
Sea view	No
Distance to sea	1200 m
Floorspace	94 sqm
Plot size	108 sqm
No. of bedrooms	2
No. of bathrooms	2
Price	€ 369 000

Just a few minutes from the sea and beautiful beaches, with easy access to the city center and all essential amenities (restaurants, shops, schools, kindergartens), this newly built apartment offers the perfect setting to relax and embrace the Mediterranean lifestyle. Situated in a smaller residential building with only five units, it provides added privacy and a sense of exclusivity.

Apartment B, located on the ground floor, spans 98.76 m². The layout includes a hallway, a guest toilet, a storage room, two spacious bedrooms each with its own private bathroom, and an open-plan kitchen, living, and dining area. The living room opens to a covered terrace and a generous garden of approximately 84 m², ideal for outdoor relaxation.

The apartment will come with two parking spaces, and heating will be supplied via electric underfloor heating. Each room will have air conditioning for both heating and cooling, and a fireplace installation will be prepped in the living room, offering an additional heating option or a cozy ambiance.

Future owners will have the opportunity to choose the flooring materials, adding a personal touch to the interior.

The project is expected to be completed by autumn 2025, making it the perfect opportunity for a modern home in a prime Poreč location. Enjoy the comfort, tranquility, and beauty of Mediterranean living in this beautifully designed apartment.

Distance from the beach is 1200 meters.

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

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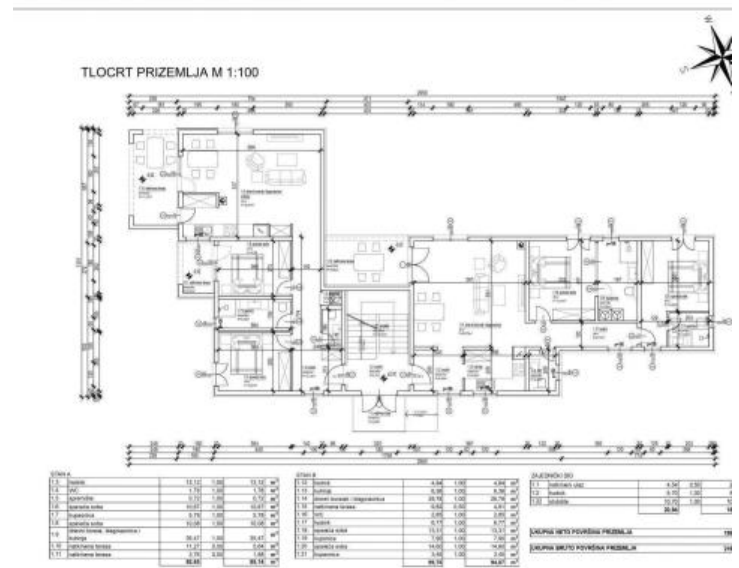
Price per m²:
3926 €

Average price/m² of this type
in this region:
4061 €

Median price/m² of this type
in this region:
4104 €

Average price/m² of this type
in Croatia:
4486 €

Median price/m² of this type
in Croatia:
4167 €



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