

Apartment

Tar, Istria



Ref	RE-U-34041
Type	Apartment
Region	Istria › Porec
Location	Tar
Front line	No
Sea view	No
Distance to sea	1900 m
Floorspace	63 sqm
No. of bedrooms	2
No. of bathrooms	1
Price	€ 207 500

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This apartment is located on the first floor of a residential building with only thirteen units in Tar-Vabriga, just 1,900 meters from the sea.

Apartment S8 has a total area of 63.38 m² and features an entrance hall, a bathroom, a utility/laundry room, and two spacious bedrooms, one of which has access to a covered terrace. The open-concept living area includes a kitchen, dining room, and living room, with direct access to the loggia. The building is equipped with an elevator, and the apartment comes with two secured parking spaces.

Heating will be provided by electric underfloor heating installed throughout the apartment. Additionally, there will be one indoor air conditioning unit for both heating and cooling, along with an outdoor unit, and installations will be prepared for two additional air conditioners. The flooring will be made entirely of ceramic tiles, ensuring a modern and seamless design. High-quality VEKA PVC joinery with triple-layer glass and electric blinds will enhance both comfort and energy efficiency.

All essential amenities, including shops, restaurants, and educational institutions, are just a short distance away. The beautiful nearby beaches, easily accessible on foot or by car, offer not only crystal-clear waters but also a range of activities, from seaside dining to sports facilities and green areas perfect for picnics.

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:
3294 €

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:
4489 €

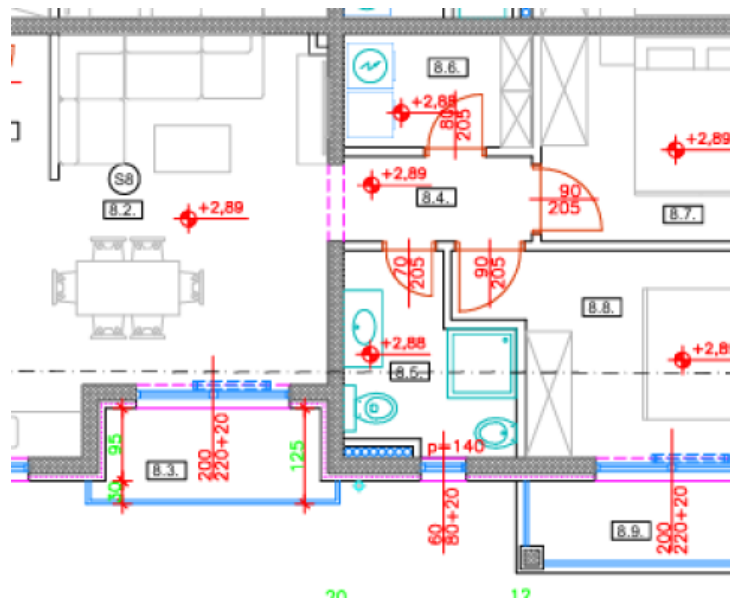
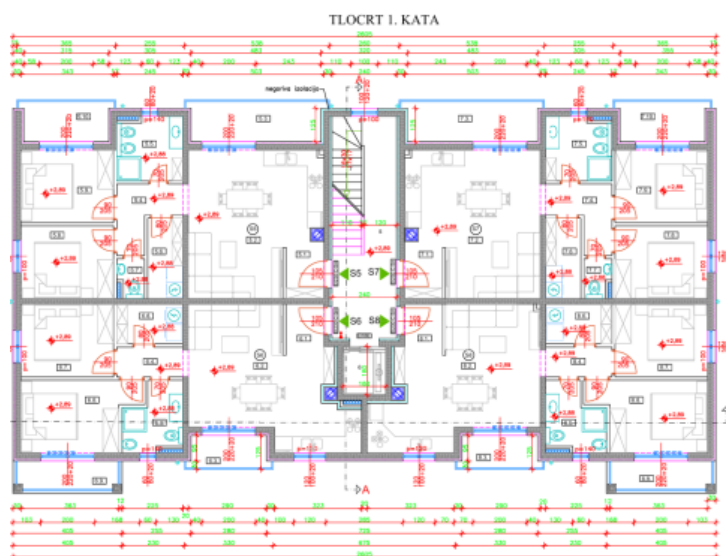
Median price/m² of this type
in Croatia:
4167 €

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5.10. LOGGIA (4,83x0,75)	P= 3,62m2
UKUPNO S5:	P= 70,37m2
STAMBENA JEDINICA S6	
6.1. PREDPROSTOR	P= 2,20m2
6.2. DNEVNI BORAVAK-BLAGOVAONICA-KUHINJA	P= 25,15m2
6.3. LOGGIA (3,46x0,75)	P= 2,60m2
6.4. HODNIK	P= 2,91m2
6.5. KUPAONICA	P= 4,86m2
6.6. UTILITY	P= 3,63m2
6.7. SOBA	P= 9,28m2
6.8. SOBA	P= 10,67m2
6.9. NATKRIVENA TERASA (3,86x0,50)	P= 1,93m2
UKUPNO S6:	P= 63,23m2
STAMBENA JEDINICA S7	
7.1. PREDPROSTOR	P= 2,98m2
7.2. DNEVNI BORAVAK-BLAGOVAONICA-KUHINJA	P= 24,24m2
7.3. LOGGIA (7,35x0,75)	P= 5,51m2
7.4. HODNIK	P= 4,59m2
7.5. KUPAONICA	P= 5,65m2
7.6. UTILITY	P= 3,88m2
7.7. WC	P= 1,35m2
7.8. SOBA	P= 9,28m2
7.9. SOBA	P= 9,26m2
7.10. LOGGIA (4,83x0,75)	P= 3,62m2
UKUPNO S7:	P= 70,37m2
STAMBENA JEDINICA S8	
8.1. PREDPROSTOR	P= 2,20m2
8.2. DNEVNI BORAVAK-BLAGOVAONICA-KUHINJA	P= 25,30m2
8.3. LOGGIA (3,46x0,75)	P= 2,60m2
8.4. HODNIK	P= 2,91m2
8.5. KUPAONICA	P= 4,86m2
8.6. UTILITY	P= 3,63m2
8.7. SOBA	P= 9,28m2
8.8. SOBA	P= 10,67m2
8.9. NATKRIVENA TERASA (3,86x0,50)	P= 1,93m2
UKUPNO S8:	P= 63,38m2
ZAJEDNIČKI PROSTORI	

