







## **ISTRA PLUS REAL ESTATE**

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Location: Building size: Building size:  Garden size:  Distance from city: Building size:  40 m2  Distance from city: Building size:  40 m2  Distance from sea:  1000 m  Floor:  1 Number of floors: 0 Number of rooms: 3 Number of bedrooms: 2 Number of bathrooms / WC: 1 / 1  Year of construction: 2023  Energy efficiency: Not specified  Sea View: Yes  Parking lot: Yes  Swimming pool: Yes  Climate: Yes  Heating - Electricity: Yes  Depository: Yes  Agency commission: 3 % + PDV	Code:	01852
Garden size:  Distance from city:  Distance from sea:  1000 m  Floor:  Number of floors:  Number of rooms:  Number of bedrooms:  Number of bathrooms / WC:  Year of construction:  Energy efficiency:  Parking lot:  Yes  Climate:  Heating - Electricity:  Pepository:  Yes  Pepository:  Yes  Yes  Pepository:  Yes  Yes  Pepository:  Yes	Location :	Poreč
Distance from city:  Distance from sea:  1000 m  Floor:  1  Number of floors:  0  Number of rooms:  3  Number of bedrooms:  2  Number of bathrooms / WC:  1 / 1  Year of construction:  2023  Energy efficiency:  Not specified  Sea View:  Yes  Parking lot:  Swimming pool:  Climate:  Heating - Electricity:  Yes  Depository:  Yes	Building size :	86.66 m2
Distance from sea: 1000 m  Floor: 1  Number of floors: 0  Number of rooms: 3  Number of bedrooms: 2  Number of bathrooms / WC: 1 / 1  Year of construction: 2023  Energy efficiency: Not specified  Sea View: Yes  Parking lot: Yes  Swimming pool: Yes  Climate: Yes  Heating - Electricity: Yes  Depository: Yes	Garden size :	40 m2
Floor:  Number of floors:  Number of rooms:  Number of bedrooms:  Number of bathrooms / WC:  Year of construction:  Energy efficiency:  Not specified  Sea View:  Yes  Parking lot:  Yes  Climate:  Yes  Heating - Electricity:  Yes  Depository:  Yes	Distance from city :	800 m
Number of floors:  Number of rooms:  Number of bedrooms:  Number of bathrooms / WC:  Year of construction:  Energy efficiency:  Not specified  Sea View:  Yes  Parking lot:  Swimming pool:  Climate:  Heating - Electricity:  Heating - Underfloor:  Yes  Obepository:  Yes	Distance from sea :	1000 m
Number of rooms :       3         Number of bedrooms :       2         Number of bathrooms / WC :       1 / 1         Year of construction :       2023         Energy efficiency :       Not specified         Sea View :       Yes         Parking lot :       Yes         Swimming pool :       Yes         Climate :       Yes         Heating - Electricity :       Yes         Heating - Underfloor :       Yes         Depository :       Yes	Floor:	1
Number of bedrooms:  Number of bathrooms / WC:  Year of construction:  Energy efficiency:  Not specified  Sea View:  Parking lot:  Yes  Swimming pool:  Climate:  Heating - Electricity:  Pes  Pepository:  Yes  Yes  Yes	Number of floors :	0
Number of bathrooms / WC: 1 / 1 Year of construction: 2023 Energy efficiency: Not specified Sea View: Yes Parking lot: Yes Swimming pool: Yes Climate: Yes Heating - Electricity: Yes Heating - Underfloor: Yes Depository: Yes	Number of rooms :	3
Year of construction: 2023  Energy efficiency: Not specified  Sea View: Yes  Parking lot: Yes  Swimming pool: Yes  Climate: Yes  Heating - Electricity: Yes  Heating - Underfloor: Yes  Depository: Yes	Number of bedrooms :	2
Energy efficiency:  Sea View: Parking lot: Yes  Swimming pool: Climate: Heating - Electricity: Heating - Underfloor: Yes  Pes  Yes  Yes  Yes  Yes	Number of bathrooms / WC:	1/1
Sea View: Yes   Parking lot: Yes   Swimming pool: Yes   Climate: Yes   Heating - Electricity: Yes   Heating - Underfloor: Yes   Depository: Yes	Year of construction :	2023
Parking lot: Yes  Swimming pool: Yes  Climate: Yes  Heating - Electricity: Yes  Heating - Underfloor: Yes  Depository: Yes	Energy efficiency :	Not specified
Swimming pool:  Climate: Yes  Heating - Electricity: Heating - Underfloor: Yes  Depository: Yes	Sea View :	Yes
Climate: Yes  Heating - Electricity: Yes  Heating - Underfloor: Yes  Depository: Yes	Parking lot :	Yes
Heating - Electricity: Yes Heating - Underfloor: Yes Depository: Yes	Swimming pool :	Yes
Heating - Underfloor : Yes  Depository : Yes	Climate:	Yes
Depository: Yes	Heating - Electricity :	Yes
- ' '	Heating - Underfloor :	Yes
Agency commission: 3 % + PDV	Depository:	Yes
	Agency commission :	3 % + PDV

Price : on request €

S195

Exclusively at the Istra Plus agency!

The apartment in the newly built building is located on the 1st floor, the area is 86.66m2 and it consists of:

Hallway, toilet, storage room, two bedrooms, bathroom and an open concept living room with kitchen and dining room and access to a covered terrace with a view of the sea.

The apartment has a lot of natural light since it faces the southwest side, it has underfloor heating in the entire apartment and additionally 3 air conditioners/heating and cooling.

Mosquito nets on the windows and electric shutters.

The apartment also includes a large storage room on the ground floor, 2 parking spaces and part of the yard approx. 40m2 with a landscaped lawn (artificial grass) and water connection (possibility of a summer kitchen)

An additional advantage of this luxury property is a common garden with a swimming pool, which belongs to all tenants. There are a total of 4 apartments in the building.