



Code :	02162
Location :	Poreč
Building size :	77 m ²
Garden size :	120 m ²
Distance from city :	6000 m
Distance from sea :	4000 m
Floor :	Ground floor
Number of floors :	0
Number of rooms :	0
Number of bedrooms :	2
Number of bathrooms / WC :	1 / 1
Year of construction :	2025
Energy efficiency :	Not specified
Parking lot :	Yes
Climate :	Yes
Heating - Underfloor :	Yes

Price : 370.248 €

S344

In a quiet village near Poreč, only 4 km from the city and the sea, apartments are for sale in a new modern building with a total of five residential units. The apartment is on the ground floor with a total area of

68.03 m², which also includes a terrace of 8.99 m² and a spacious garden of 120 m². The apartment consists of an entrance hall, bathroom, two bedrooms and a living room with a kitchen and dining room, which opens onto a covered terrace connected to the garden.

The apartment will be sold completed to the stage where all finishing works are included except for furniture and lighting fixtures. Buyers have the option of complete interior design in cooperation with a design studio.

Mitsubishi air conditioners are provided for heating and cooling, while underfloor heating will be electric. Each apartment has one parking space with preparation for an electric car charging station and a storage room located on the plot of the building.

The building will be built with top-quality materials, with a two-tone facade and wooden decorative elements, insulated with 10 cm thick polystyrene. The exterior joinery will be made of Wiconal aluminum profiles (RAL7039 FS) with triple-layer glass and roller shutters. The entrance doors to the apartments will be aluminum with an integrated code reader, and the apartments will have burglar-resistant and fire-resistant doors.

The living areas will have three-layer oak parquet, while the hallways, bathrooms and terraces will be tiled with ceramics. The sanitary facilities will be Hansgrohe, and the building will have a video surveillance system and a smoke extraction dome on the roof. The external air conditioning units will be located on the roof so as not to disrupt the appearance of the building.



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For more information and to arrange a viewing, please feel free to contact us.