

## ISTRA, POREČ- novogradnja sa pogledom na staru jezgru Poreča i more! Poreč, Flat



### Seller Info

Name: Elite Nekretnine  
First Name: Elite  
Last Name: Nekretnine  
Company: Elite nekretnine  
Name:  
Service Type: Selling and renting  
Website: <https://www.elite-nekretnine.hr>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Ciottina 24b  
Mobile: +385 51 444 488  
Phone: +385 51 444 488  
Fax: +385 51 444 494  
About us: LEGAL SERVICES Company has a legal department which consists of an attorney at law who for our clients perform all legal actions in connection with the check up of the Land registry, composition of all legal acts, submitting tax reports and submitting requests for inscription of the ownership into the Land books. SERVICES Company provides wide variety of services such as: mediation in negotiations between the parties (seller and buyer) all in the best interest of all parties involved, all in accordance with the principle of conscientiousness. transfer of all utilities onto the new owner after the purchase submitting request to the Land registry for the purpose of the inscription of the ownership right obtaining the title deed and submitting the same to the tax authorities

settling the inscription in the  
Land books rent, sale check up  
of all documentation appraisals  
marketing and advertising  
support for obtaining energy  
certificates free consultance

#### General data

Name : Elite nekretnine  
Abbreviated name : Elite RI  
Head office : Ciottina 24 b  
OIB 28953054348  
IBAN and name of bank :  
HR4224920081100053969 ,  
Imex banka

#### Listing details

### Common

Title: ISTRA,POREČ- novogradnja sa pogledom na staru jezgru Poreča i more!  
Property for: Sale  
Property area: 57.15 m<sup>2</sup>  
Bedrooms: 2  
Price: 217,300.00 €  
Updated: Dec 15, 2023

### Orientation

Orientation: South

### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440



### Additional information

Energy efficiency: A+

### Heating

Heating type: air-conditioner

### Description

## Description:

ISTRIA, POREČ - Attractive new building with a view of the old center of Poreč and the Adriatic Sea! The city of Poreč, one of the most beautiful pearls of the Adriatic Sea, is located on the west coast of Istria. On the relatively small peninsula area where the city arose, traces of the meeting of the Slavic, Romanic and Germanic worlds are still clearly visible today, which at the same time bear witness to the multitude of changes - political, social and ethnic - that this Istrian town has experienced in history. The history of Poreč is a history of constant changes, movement and turmoil, the impermanence of the people, ups and downs, in which the history of new beginnings appears as a constant. This city constantly reveals traces of the life of many civilizations and cultures that built its urban and historical identity. Poreč, in its history of about two thousand years, remembering happy but also difficult times, has grown into a promising and pleasant city to live in. It has based its development in the last fifty years on the tourist offer, building the image of one of the largest tourist centers in Croatia, so today it rightly bears the title of the metropolis of Croatian tourism. This new building with a total of 30 apartments is located right in the heart of Poreč. The Residence S25 project is not based only on the quality of the building itself, but also on the environment of the building, it envisages the planting of Mediterranean plants and trees that will raise the entire project to a higher level of horti-cultural landscaping of this ultimate Mediterranean "residence" for our future customers. As for the materials and the interior of the building itself, the Residence S25 building will be equipped with an elevator with an entrance station in the garage to each floor. The exterior and interior decoration of the building and apartments will meet high construction quality criteria as well as a high energy certificate A+: thermal facade system, storey heating and cooling system with inverter air conditioners in the living area of the apartment and all rooms, top quality Italian ceramics and first-class laminates, entrance anti-burglary doors with coded keys, residential carpentry made of high-quality PVC/ALU profiles glazed with double IZO glass filled with argon, electric underfloor heating in the bathrooms, what makes this entire project a great investment opportunity! Apartment A203 is located on the second floor of a total of four floors. It consists of an entrance hall, a bathroom, a kitchen, a living room, a bedroom and a covered balcony, and it covers an area of 57.15 m<sup>2</sup>. The apartment also has a garage. The completion of the project is scheduled for March 2025. DIRECT CONTACT WITH THE AGENT: Agent: Nikola B. Mobile: 095 377 5581 E-mail: nikolabaltic.elite@gmail.com

**Additional contact info**

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