

Istra, Poreč, okolica - NOVOGRADNJA - moderan stan na 1. KATU, Poreč, Flat



Seller Info

Name: Art Living Real Estate
First Name: Art Living
Last Name: Real Estate
Company Name: ART LIVING REAL ESTATE
Service Type: Selling and renting
Country: Croatia
Region: Istarska županija
City: Umag
ZIP code: 52470
Address: Pozioi 1g
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About us: Art Living Real Estate is an authorised licensed real estate agency, registered in the Register of Real Estate Agents at the Croatian Chamber of Commerce, which with its professional approach and a team of licensed agents represents its clients by providing top real estate services. Contact us with confidence and see for yourself our expertise and quality.

Our services to buyers:

consulting on the situation on the real estate market and presentation of real estates in our office
field tour of selected real estate
real estate documentation check
negotiating sales
legal support (sales contract, pre-contracts, registration)
transfer of utility obligations (electricity, water, etc.),

Our services to sellers:

property overview
real estate estimate
photographic services
consulting on the real estate's
market value
verification of real estate
documentation (ownership
certificate, construction and use
permit)
signing a real estate mediation
contract
advertising real estate on our
website and other leading
domestic and world websites
additional attention is paid to
the real estate for which we
have an exclusive mediation
contract in marketing
advertising and investment

Reg No.: 72/2022

Listing details

Common

Title: Istra, Poreč, okolica - NOVOGRADNJA - moderan stan na 1. KATU
Property for: Sale
Property area: 77 m²
Floor: 1
Number of Floors: 1
Bedrooms: 3
Bathrooms: 1
Terrace area: 16 m²
Price: 272,370.00 €
Updated: Jul 08, 2024

Condition

Newbuild: yes
Built: 2024

Location

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

ZIP code: 52440



Permits

Building permit: yes

Ownership certificate: yes

Additional information

Energy efficiency: In preparation

Parking

Number of parking spaces: 2

Description

Description: Istria, Poreč, surroundings Apartment A4 In a quiet location, 8 km from Poreč and 2500 meters from the sea and landscaped beaches, an apartment is for sale in a small building with 4 apartments. Apartment on the first floor with a total net area of 77.82 m², consists of a living room with a kitchen and dining room, one bathroom, a storage room, and two bedrooms. The living room leads to a covered terrace of 16.50 m² with a beautiful view of the peaceful Istrian landscape. The building will be equipped with quality equipment: - thermal insulation of the building (10 cm), - roof insulation 20 cm, - high-quality aluminum and PVC carpentry, - fire doors and burglar-proof doors Each apartment has 2 air conditioners and top-quality ceramics (customers can choose ceramics or laminate during the construction phase). The bathroom will be equipped with sanitary facilities. Each apartment has 2 parking spaces. The start of the works is in January 2024, while completion is planned in December 2024. Nearby are all the necessary facilities for life, such as a school, kindergarten, pharmacy, post office, catering facilities, shops, and a clinic are located a minute's drive from the property itself. This apartment is an ideal opportunity for anyone who is looking for a beautifully decorated property in an attractive location that can be adapted for living or vacationing as well as for tourist purposes. The commission of the agency for the buyer is 3% and is paid in the case of real estate purchase upon conclusion of the pre-contract or sales contract. Dear clients, it is possible to view the property only with a signed mediation agreement, which is the basis for further actions related to the sale and commission, all in accordance with the Act on mediation in real estate transactions. NOTE: We are not responsible for any errors in the property descriptions, but we want to be as precise and accurate as possible. ID CODE: 1002

Additional contact info

Reference Number: 612891

Agency ref id: 1002