

Istra, Poreč, okolica - PRILIKA!! moderan stan na TOP!!! lokaciji - NOVOGRADNJA, 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 - PRILIKA!! moderan stan na TOP!!! lokaciji - NOVOGRADNJA

Property for: Sale

Property area: 76 m²

Number of Floors: 1

Bedrooms: 3

Bathrooms: 1

Garden area: 67 m²

Terrace area: 16 m²

Price: 230,000.00 €

Updated: Nov 20, 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 A2 In a quiet location, 8 km from Poreč and 2500 meters from the sea and landscaped beaches, an apartment is for sale on the ground floor of a smaller building with 4 apartments. Apartment on the ground floor with a total net area of 76.56 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, where there is another storage room. The apartment also has a garden area of 67 m² 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. Each apartment has a terrace with a view of nature. 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. 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: 998

Additional contact info

Reference Number: 612895

Agency ref id: 998
Contact phone: 091 784 8083