

Poreč-okolica, luksuzan stan u prizemlju s prostranim vrtom 600 m od mora, 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: Poreč-okolica, luksuzan stan u prizemlju s prostranim vrtom 600 m od mora
Property for: Sale
Property area: 76 m²
Number of Floors: 3
Bedrooms: 3
Bathrooms: 1
Garden area: 120 m²
Price: 336,480.00 €
Updated: Jul 17, 2024

Condition

Newbuild: yes
Built: 2023

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

Elevator: yes
Energy efficiency: In preparation

Parking

Number of parking spaces: 1

Description

Description:

Poreč-surroundings An exclusive apartment for sale in a luxurious residential building on the ground floor with a garden. This beautiful apartment is located in a TOP location, only 600 m from the sea and nearby beaches, 7 km from the city of Poreč, 6 km from the city of Novigrad, 30 km from the border crossing with Slovenia. The apartment has an area of 76.91 m² and consists of a hallway, a living room with an open kitchen and dining room, two bedrooms, a bathroom and a storage room. From the living room there is direct access to the beautiful covered terrace and garden of 120 m². The apartment also has one parking space and a storage room. The residential building is equipped with all communal infrastructure: road, city sewerage, electricity. electricity and water supply. There is an option of complete furnishing (furniture) of the apartments in cooperation with the design studio that is included in the project. The building is built of top quality materials with an elevator and each apartment is carefully designed. The apartment has underfloor heating with the option of connecting to a mobile phone via an application, which enables the heating to be switched on and off remotely, from any country. The building is located in a quiet and beautiful village, close to all important facilities (beaches, restaurants, pharmacy, bakery, shop, etc.), surrounded by nature and greenery, and is an ideal opportunity for all those looking for an attractive property near the sea, suitable for living. as well as for rental for tourist purposes. Turnkey purchase, completely finished and ready to move in, without furniture. Planned completion of works 5/6 2023. DETAILS OF THE PROPERTY: New construction Close to the sea Garden Jacuzzi Garofoli interior doors of top quality Daikin air conditioners connected to underfloor heating Aluminum joinery with three-layer glass in matte black version with blinds Oak parquet First-class ceramics in bathrooms and sanitary ware by Catalano Lift Parking place Remote control ramp Dear clients: The commission of the agency for the buyer is 3% + VAT and is paid in the case of real estate purchase upon conclusion of the pre-contract or purchase agreement in accordance with the

General Terms and Conditions ID CODE: 540

Additional contact info

Reference Number: 613164
Agency ref id: 540