

## ISTRA, POREČ (okolica) - Dvoetažni stan s pogledom na more, Poreč, Flat



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: info@dux-nekretnine.hr  
First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then because we like to stay in touch

even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ISTRJA, POREČ (okolica) - Dvoetažni stan s pogledom na more
Property for:	Sale
Property area:	126 m <sup>2</sup>
Floor:	1
Bedrooms:	4
Bathrooms:	1
Terrace area:	23.7 m <sup>2</sup>
Price:	412,000.00 €
Updated:	Jun 28, 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:	A+
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### Parking

Number of parking spaces:	1
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### Description

Description:	ISTRIA, POREČ (surroundings) - Two-story apartment with a view of the sea The coast of Poreč is 37 km long, where there are 21 beaches with the Blue Flag - a symbol of clean sea. The most prominent are the Lotosi beach, the city swimming pool and Pješćana uvala, which are characterized by clear sea and a rich offer of
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entertainment and recreational content. The coast of Poreč offers boat owners an inexhaustible source of research while they can anchor their vessel in one of the well-equipped Poreč marinas. For those who want to have fun, the terraces of the city are filled with various activities almost every day in the summer. You can also visit fishing festivals, exhibitions and fairs of indigenous products. As part of the gastronomic offer, traditional Istrian cuisine accompanied by excellent wines and local olive oil is indispensable. In a quiet place, just a few kilometers from Poreč and 3 km from beautiful beaches, the construction of this beautiful modern building with 4 residential units is underway. The apartment is on two floors, and its net area is 122.35m<sup>2</sup> and 4.27m<sup>2</sup> storage. On the first floor, the apartment will consist of a spacious living room with access to a covered terrace, dining room, kitchen, two bedrooms, one bathroom and a storage room. The internal stairs lead to the second floor, where there is a spacious bedroom with its own bathroom and a large terrace with a beautiful view of the sea. The heating of the apartment is planned via air conditioning and electric underfloor heating. The planned completion of construction is December 2024. In the immediate vicinity there is a school, a kindergarten, restaurants, children's playgrounds, a post office, a bank, so this property is ideal for a peaceful family life as well as for tourist purposes. Dear clients, the agency commission is charged in accordance with the General Business Conditions: [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 31527

## Additional contact info

Reference Number: 621041  
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