

## Okolica Poreča - mali stan 250 m od mora, Poreč, Flat



### Seller Info

Name: Unikat Immobilien  
First Name: Unikat  
Last Name: Immobilien  
Company Name: UNIKAT IMMOBILIEN  
Service Type: Selling and renting  
Website: <https://unikat-immobilien.com/>  
Country: Croatia  
Region: Istarska županija  
City: Poreč  
ZIP code: 52440  
Address: Partizanska 6A  
Mobile: +385 99 591 2785  
Phone: +385 91 618 6842  
About us: Our real estate agency with many years of experience is mainly active on the west coast of Istria. In addition to a classic real estate offer (houses, villas, flats, apartments, land), you can also find a large range of turnkey construction projects with us.

We mediate in the purchase and sale of real estate, mediation of turnkey construction projects and support for these projects, obtaining the categorization for the rental of your property, transfer of the meters after a property purchase to the new owner.

Through our business partners we can offer: Creation of purchase contracts, preliminary contracts, translation of these contracts into your national language, tax advice and accounting.

Thanks to our extraordinary language skills (native German, Croatian and fluent English, spoken and written), we can provide you with comprehensible and detailed advice so you could benefit from our experience in the Istrian real estate market and in construction.

## Listing details

### Common

Title:	Okolica Poreča - mali stan 250 m od mora
Property for:	Sale
Property area:	37 m <sup>2</sup>
Floor:	1
Bedrooms:	2
Bathrooms:	1
Price:	165,000.00 €
Updated:	Jul 30, 2024

### Condition

Built:	1977
Last renovation:	2023

### Location

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



### Additional information

Energy efficiency:	In preparation
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### Heating

Central heating:	yes
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### Description

Description:	Location of the apartment: The apartment is located on the first floor of a residential building in a small town near Poreč, it is only 250 m from the sea and 7 km from Poreč. There are other residential buildings in the neighborhood, and the
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apartment is located on the edge of the village, bordering the forest and meadows on one side. Layout of rooms: From the entrance area, you enter the main room, which consists of a living room and a kitchen, as well as a bedroom that is half separated from the rest of the room. The living room leads to a separate dining room with a large glass front. In front of the dining room is a balcony. In addition, the apartment has a fully equipped bathroom with a shower cabin and a washing machine. Heating and cooling: The apartment is equipped with underfloor heating and air conditioning for heating and cooling. Additional information: The apartment has a storage room on the ground floor. Everything is newly renovated and clean, the apartment is ready for immediate occupancy and is being sold fully furnished and equipped. It is currently used for tourist rental. ID CODE: 573

### Additional contact info

Reference Number: 629172  
Agency ref id: 573  
Contact phone: +385 99 5912785