

## ISTRA - POREČ, 2 S+DB+TERASA, NOVOGRADNJA, IZNIMNA LOKACIJA, Poreč, Flat



### Seller Info

Name: Rina nekretnine  
First Name: Rina  
Last Name: nekretnine  
Company Name: Rina Nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://www.rina-nekretnine.hr>  
Country: Croatia  
Region: Grad Zagreb  
City: Zagreb  
ZIP code: 10000  
Address: Lanište 1  
Mobile: 00385 91 2848 310  
Phone: 00385 1 638 2643  
About us: Rina Nekretnine d.o.o.  
obiteljska firma koji je  
poslovanje nekretninama  
započela 2012, kao Rina obrt.

Stalna želja za stručnim i profesionalnim napredovanjem od samih početaka bila je motiv za usavršavanjem znanja i vještina svih naših djelatnika redovitim educiranjem u poslovanju nekretninama, a što sve pratimo izrazito jakim marketingom.

Svim našim klijentima pristupamo s puno empatije, stručno, profesionalno i nadasve detaljno, što je rezultiralo xxx uspješno realiziranih kupoprodaja te smo uspješno stvorili prepoznatljivo ime u svijetu nekretnina Rina Nekretnine.

Naziv: Rina Nekretnine d.o.o.  
za usluge

Skraćeno: Rina Nekretnie  
Sjedište: Lanište 1 j, Zagreb,  
uredi poslovanja: Lanište 1 i,  
Zagreb i 8.Mart br. 5, Poreč  
OIB: 49079315133

Reg No.: 93/2023

## Listing details

### Common

Title: ISTRA - POREČ, 2 S+DB+TERASA, NOVOGRADNJA, IZNIMNA LOKACIJA  
Property for: Sale  
Property area: 72 m<sup>2</sup>  
Number of Floors: 4  
Bedrooms: 2  
Bathrooms: 1  
Price: 282,516.00 €  
Updated: Nov 13, 2024

### Condition

Newbuild: yes  
Built: 2025

### 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

### Description

Description: ISTRA - POREČ We present you with an exceptional investment opportunity in

luxury living in Poreč! New! Modern apartments in a prime location just 800 meters from the beach and 1.5 km from the center of Poreč. Currently under construction, this luxury development features a residential building with high-end apartments designed for maximum comfort and prestige. This building stands out with its modern architectural style and A+ energy rating, ensuring high energy efficiency and optimal savings. Only the finest materials have been used, including premium ceramics, high-quality parquet flooring, and top-notch joinery with double-glazed, argon-filled IZO windows, providing excellent thermal and sound insulation. With 12–15 cm thick thermal insulation, the construction quality of this building exceeds standard expectations. Each room in the building will be equipped with inverter air conditioning units for optimal heating and cooling.

Exceptional space distribution In the 30-unit building, there are 25 garage parking spaces, outdoor parking spaces, storage rooms, and an elevator. The building spans five levels: a basement (-1), ground floor, and three upper floors. Each apartment has been carefully designed to offer maximum functionality and comfort.

Apartment A001 Located on the south side of the ground floor, Apartment A001 features a spacious entrance hall, WC, modern kitchen, bathroom, living room, and two bedrooms. The living room and both bedrooms open onto a sunny outdoor space for enjoying the outdoors. Gross area: 88.45 m<sup>2</sup> (apartment 71.42 m<sup>2</sup> + shared space 12.87 m<sup>2</sup> = 88.45 m<sup>2</sup>) Net area: 72.44 m<sup>2</sup> (apartment 71.42 m<sup>2</sup> + shared space 6.44 m<sup>2</sup> = 72.44 m<sup>2</sup>) Expected completion of construction is at the end of 2025. The project also includes landscaping with Mediterranean plants and trees, adding aesthetic value to the entire building environment. Take advantage of this opportunity! We offer everything you need for luxurious and comfortable living in Poreč – a home in a tranquil setting, close to essential amenities and beautiful beaches. For more information or to arrange a visit, contact us now! +385 91 2848 310, Višnja ID CODE: 1929

## Additional contact info

Reference Number: 681910  
Agency ref id: 1929  
Contact phone: +385 91 284 8310