

ISTRIA FUTURA

Aldo Negri 1, 52440 Poreč

mail: info@istria-futura.com

web: www.istria.estate

info: +385 (0) 91 201 7289 | +385 (0) 52 453 430



Code :	02375
Location :	Umag
Building size :	94 m ²
Floor :	1
Number of floors :	1
Number of bedrooms :	2
Number of rooms :	5
Number of bathrooms :	2
Number of toilets :	0
Distance from center :	2000 m
Distance from sea :	2000 m
Energy efficiency :	Not specified
Year of construction :	2024
Parking :	Yes

Price : 403.591 €

For sale, a beautiful apartment of 94 m² located on the first floor of a modern building with an elevator, only 2 km from the sea and the center of Umag.

The apartment consists of an entrance hall, living room with kitchen and dining room, two bedrooms, two bathrooms - one of which is en suite, and two terraces with a total area of 18 m².

The apartment is equipped with heating and cooling via a heat pump, and it has one parking space.

The building is currently under construction, and will be equipped with fire protection, surveillance cameras and a charging port for electric vehicles.

The building itself has a wonderful modern design and a luxurious feel, and the location is extraordinary as it is located in a quiet street and only a 15-minute walk from the sea and the center of Umag.

Price €403,591.25 including VAT, so there is no real estate transfer tax of 3%!

Dear clients, viewing the property is only possible with a signed record of the viewing of the property, which is the basis for further actions related to the purchase and sale, as well as for the payment of the commission, all in accorda...