



<b>Code :</b>	02465
<b>Location :</b>	Poreč
<b>Building size :</b>	88 m2
<b>Lot size :</b>	100 m2
<b>Floor :</b>	Ground floor
<b>Number of floors :</b>	1
<b>Number of bedrooms :</b>	2
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	2
<b>Number of toilets :</b>	0
<b>Distance from center :</b>	1500 m
<b>Distance from sea :</b>	500 m
<b>Energy efficiency :</b>	Not specified
<b>Year of construction :</b>	2024
<b>Parking :</b>	Yes
<b>Basement :</b>	Yes

**Price :** 440.000 €

For sale, a beautiful apartment on the ground floor of a small, luxurious building with an area of 88 m2, only 500 m from the sea and 1,500 m from the center of Poreč.

The apartment consists of a spacious living room with kitchen and dining room, from which there is access to a covered terrace and yard, bedroom, bathroom, hallway and master bedroom with wardrobe and en suite bathroom.

The apartment is equipped with underfloor heating in the entire apartment and air conditioners in every room, and it has a storage room in the basement of the building and one parking space.

The apartment is of high quality and has a luxurious feel and is ideal for year-round living or tourist rental, as it is located in an attractive location just "a few steps" from all the necessary amenities, such as beaches, shops, restaurants, schools, etc.

Price €440,000.

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 accordance with the Act on me...