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| <b>Code :</b>                 | 02763             |
| <b>Location :</b>             | Poreč             |
| <b>Building size :</b>        | 63 m <sup>2</sup> |
| <b>Floor :</b>                | 2                 |
| <b>Number of bedrooms :</b>   | 2                 |
| <b>Number of rooms :</b>      | 3                 |
| <b>Number of bathrooms :</b>  | 1                 |
| <b>Number of toilets :</b>    | 0                 |
| <b>Distance from center :</b> | 2000 m            |
| <b>Distance from sea :</b>    | 800 m             |
| <b>Energy efficiency :</b>    | Not specified     |
| <b>Year of construction :</b> | 2026              |
| <b>Parking :</b>              | Yes               |
| <b>Garage :</b>               | Yes               |

**Price :** 335.212 €

For sale is a beautiful apartment of 63.85 m<sup>2</sup>, located on the 2nd floor of an exceptional new building just 800 m from the sea and 2 km from the center of Poreč.

The apartment consists of an entrance hall, open space living room with kitchen and dining area, loggia, two bedrooms, bathroom and storage room.

Below is a list of technical specifications, which indicate extremely high quality and attention to detail:

- Daikin air conditioners in all rooms
- a heat pump with a built-in boiler for heating sanitary water and floor heating, Daikin model Altherma
- management of heating, cooling and sanitary water through a single system and by telephone
- ceramics brand Baldocer 10mm gres 1. Class in all common areas and in all apartments
- corridors and staircases lined with ceramics up to a height of 120 cm for easier maintenance of the building after buying an apartment
- parquet glued and varnished with a protective anti-scratch layer, Bjelin model Woodura, lamella size 150mmx2000mm
- all waterproofing, adhesives and grout are from the renowned manufacturer Mapei.
- ventilation of boiler rooms, bathroom...