

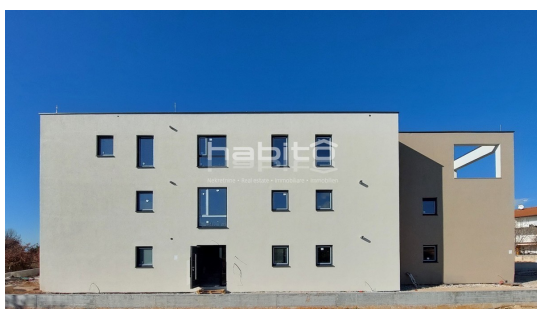
HABITO

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|-------------------------------|--------------------|
| Code : | 01374 |
| Location : | Poreč |
| Building size : | 161 m ² |
| Garden size : | 0 m ² |
| Distance from center : | 3000 m |
| Distance from sea : | 1500 m |
| Floor : | 2 |
| Number of floors : | 2 |
| Number of rooms : | 3 |
| Number of bedrooms : | 2 |
| Number of bathrooms : | 2 |
| Year of construction : | 2026 |
| Energy efficiency : | A |
| Parking lot : | Yes |

Price : 675.000 €

Poreč, in a quiet urban area, new apartment with an area of 161,54 m² is for sale, consisting of a living room, a large terrace of 32 m² with a view of the sea, kitchen, dining room, 2 additional terraces, hallway, 3 bedrooms - each with its own bathroom and exit to the terrace, pantry and a toilet. The apartment has 4 Mitsubishi Electric air conditioners (in the living room and in the bedrooms), underfloor heating throughout the apartment (heat pump), hot water is also prepared via a heat pump with a 175 liter tank, it also has a security entrance door, PVC windows with three panes, mosquito nets and electric blinds, and two parking spaces in front of the building. The apartment is located in a dead-end street with little traffic, it is 500 m from the public transport station, 1.5 km from the sea/beach and 3 km from the center of Poreč.

Energy class "A".

Move-in: 31.05.2026.

REMARK:

The buyer does not pay tax on the purchase of real estate in the amount of 3% of the purchase price.

Dear clients, A property viewing is possible upon signing a brokerage agreement, which serves as the basis for any further actions related to the purchase and sale process, as well as for the collection of the commission in accordance with the Real Estate Brokerage Act. In the event of a purchase and sale, the agency commission amounts to 3% + VAT and is charged upon the conclusion of the preliminary sale agreement / purchase agreement.

NOTE: We do not assume responsibility for possible errors in the property descriptions; however, we strive to make them as precise and accurate as possible.