



Code :	00180
Location :	Poreč
Building area :	77.72 m ²
Distance from the center :	1000 m
Distance from the sea :	3000 m
Orientation :	West
Floor :	Ground floor
Number of levels :	1
Number of floors :	5
Number of bedrooms :	2
Number of rooms :	3
Number of bathrooms :	1
Storage room :	Yes
Number of parking spaces :	2
Air conditioning :	Yes
Underfloor heating :	Yes
Year of construction :	2025
Condition :	Under construction
Ownership certificate :	Yes
Building permit :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes
Sewerage infrastructure :	Yes

Price **221.502 €**

In a peaceful location in Tar, just 5 km from Poreč and 3 km from the sea, we are offering an exclusive ground-floor apartment in a new building for sale. The building consists of 12 apartments and offers a tranquil living environment close to all essential amenities.

The apartment has a total area of 77.72 m² and includes an entrance hallway, a utility room, a modern bathroom, two bedrooms, and a spacious living room connected to the kitchen and dining area. From the apartment, there is access to a shared yard, providing additional space for outdoor enjoyment.

The apartment is designed to meet standards for accessibility.

The building is being constructed with high-quality materials, including PVC joinery with triple-glazed windows, ensuring high energy efficiency. Heating and cooling are provided through a fan-coil system connected to a heat pump.

The apartment also comes with two parking spaces in front of the



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building.

This property offers a peaceful lifestyle close to natural beauty while being in close proximity to Poreč and the sea, making it an excellent choice for families or anyone seeking a quality living space.

The price includes VAT, meaning the buyer does not pay real estate transfer tax.

For more information and to arrange a viewing, please feel free to contact us!