



Code :	00252
Location :	Poreč
Building area :	135 m ²
Distance from the center :	500 m
Distance from the sea :	500 m
Orientation :	South
Floor :	2
Number of levels :	2
Number of floors :	3
Number of bedrooms :	3
Number of rooms :	4
Number of bathrooms :	1
Storage room :	Yes
Number of parking spaces :	1
Terrace :	Yes
Air conditioning :	Yes
Fireplace :	Yes
Year of construction :	2001
Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes
Floor plan document :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes
Sewerage infrastructure :	Yes

Price	360.000 €
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We are selling an apartment in a well-maintained residential building, located in the broader center of Poreč, with an area of 104.79 m² and an additional gallery of 40 m².

Upon entering through the hallway, we arrive at a spacious and sunny living room with a kitchen. From the living room, there is access to a loggia through a glass wall. The apartment also includes two bedrooms that open onto a second loggia, a bathroom, and a laundry room that can be converted into a guest toilet with the necessary installations.

A staircase leads to a large gallery that can be used as an additional bedroom, and there is also a storage room. The apartment is in excellent condition, with recently renovated floors and lowered ceilings.

Heating is provided by air conditioning, a wood stove, and electric ceiling panels. The residential unit includes one parking space



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and a storage room in the building's basement.

The apartment is located on a quiet street, in close proximity to the city center, yet away from the city's hustle and bustle.

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