



<b>Code :</b>	00504
<b>Location :</b>	Poreč
<b>Building area :</b>	81.8 m <sup>2</sup>
<b>Private garden :</b>	200 m <sup>2</sup>
<b>Distance from the center :</b>	7000 m
<b>Distance from the sea :</b>	7000 m
<b>Orientation :</b>	South-West
<b>Floor :</b>	Ground floor
<b>Number of levels :</b>	1
<b>Number of floors :</b>	3
<b>Number of bedrooms :</b>	2
<b>Number of rooms :</b>	3
<b>Number of bathrooms :</b>	1
<b>Storage room :</b>	3.5 m <sup>2</sup>
<b>Number of parking spaces :</b>	2
<b>Terrace :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Year of construction :</b>	2026
<b>Condition :</b>	Under construction
<b>Ownership certificate :</b>	Yes
<b>Building permit :</b>	Yes
<b>Electricity infrastructure :</b>	Yes
<b>Water infrastructure :</b>	Yes
<b>Sewerage infrastructure :</b>	Yes

**Price** **250.000 €**

In a quiet location just 7 km from Poreč and the sea, an apartment on the ground floor of a building under construction is for sale. The building will consist of a total of four residential units.

The apartment, with a total area of 81.8 m<sup>2</sup>, will comprise a covered entrance, an entry hallway, two bedrooms, one of which, along with the open-concept living room, kitchen, and dining area, has access to the garden. The apartment will also include a bathroom and a utility room/storage, with additional storage accessible from the garden at the back.

The garden, with an area of approximately 200 m<sup>2</sup>, will provide extra outdoor space for use. The apartment will also come with two parking spaces.

The planned equipment includes underfloor electric heating and air conditioning units.



**CONCEPT REAL ESTATE**  
**Lošinjska 7, 52440 Poreč**  
**e-mail: [info@concept-porec.com](mailto:info@concept-porec.com)**  
**web: [concept-porec.com](http://concept-porec.com)**  
**info: +385 99 408 1238**

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