

# Apartment

## Tar-Vabriga, Istria



<b>Ref</b>	RE-U-25169
<b>Type</b>	Apartment
<b>Region</b>	Istria > Porec
<b>Location</b>	Tar-Vabriga
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	2500 m
<b>Floorspace</b>	73 sqm
<b>No. of bedrooms</b>	2
<b>No. of bathrooms</b>	1
<b>Price</b>	€ 260 000

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Apartment of 74 sq.m. belongs to an original new complex located 2,5 km from Porec!

It is on the first floor with a roof terrace. There are four residential buildings with four apartments each are under construction.

Each building consists of a ground floor and a first floor.

The apartments consist of a hallway, a living room with a kitchen, two bedrooms, a bathroom and a balcony. Internal stairs lead to the roof terrace of 34.85m<sup>2</sup> where you can place a jacuzzi and enjoy the summer days with a fantastic view.

The apartments will be built with the highest quality materials:

- underfloor heating in the entire apartment
- with an ECO system (which offers very low energy consumption) and will also have air conditioners
- the floor decorated with high
- quality ceramic tiles and laminate (at the request of the customer) up to 30 euros per square meter
- dark glass walls on the terraces
- 10 cm facade, 20 cm roof insulation
- PVC joinery with electric blinds (glasses filled with argon
- fire and burglary doors.

Each apartment has 2 parking spaces.

The apartment is sold NOT furnished.

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

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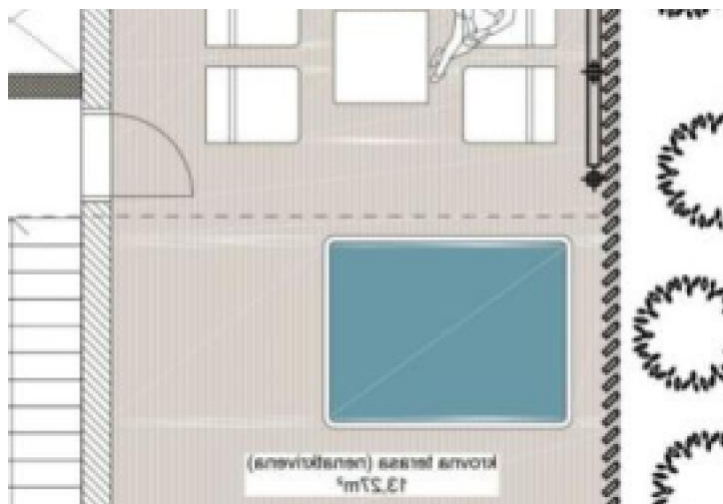
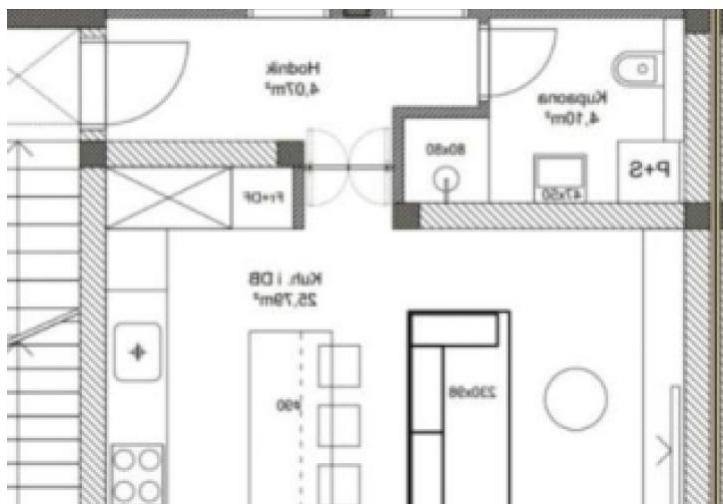
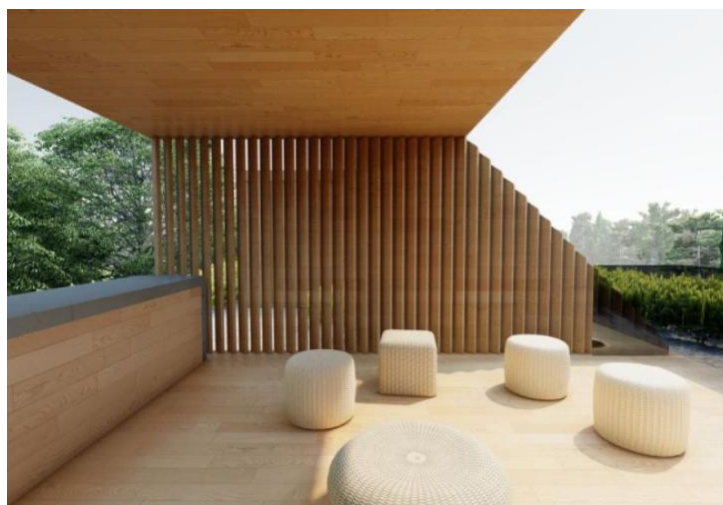
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23.78	1	1.41	WC na krovnoj terasi
13.57	0.55	13.57	Krovnja terasa nenatkrivena
21.28	0.5	21.28	Krovnja terasa natkrivena
2.82	0.55	2.82	Balkon
11.45	1	11.45	Soba
11.45	1	11.45	Soba
4.10	1	4.10	Kupatona
4.07	1	4.07	Hodnik
52.79	1	52.79	Kuhinja i dnevni boravak
23.78		98.91	