

New development

Poreč, Istria



Ref	RE-U-34238
Type	New development
Region	Istria > Poreč
Location	Poreč
Front line	No
Sea view	No
Distance to sea	5000 m
Floorspace	94 sqm
No. of bedrooms	3
No. of bathrooms	2
Price	€ 294 194

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New Apartments in Poreč area - luxury complex with swimming pool offers several apartments for sale.

Just 5 km from the city center and the nearest beaches, a well-known developer is starting the construction of a residential building with 5 units.

Construction is set to begin soon, with completion planned for June 2024.

Apartment E will be located on the first floor and will have a surface area of 94.52 m². The apartment will feature an entrance hall, a spacious living room with a kitchen and dining area that opens onto a covered terrace, three bedrooms—one of which has its own bathroom, while another has direct access to the terrace—an additional bathroom, and a separate toilet. Air conditioning units will be installed throughout the apartment, and the bathrooms will have electric underfloor heating, with the option to install pre-installation for central heating upon request.

The building will also offer a shared swimming pool for residents to enjoy. The apartment comes with its own parking space and a portion of the garden.

This is an excellent opportunity for investment in tourist rentals, as well as for those looking for a warm, welcoming home.

There are more apartments available in the same complex:

34236 - Ground floor - 76 sq.m. - 2 bedrooms - **237.142€**

34237- 1st floor - 94 sq.m. - 3 bedrooms - **291.890€**

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.

Property advantages:

- Swimming pool
- Floor heating
- Garden
- Urbanized

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Price per m²:
3.130 €

Average price/m² of this type
in this region:
4.357 €

Median price/m² of this type
in this region:
4.278 €

Average price/m² of this type
in Croatia:
4.587 €

Median price/m² of this type
in Croatia:
4.261 €

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