

# New development

Poreč, Istria



<b>Ref</b>	RE-U-41563
<b>Type</b>	New development
<b>Region</b>	Istria > Poreč
<b>Location</b>	Poreč
<b>Front line</b>	No
<b>Sea view</b>	No
<b>Distance to sea</b>	2000 m
<b>Floorspace</b>	76 sqm
<b>No. of bedrooms</b>	2
<b>No. of bathrooms</b>	1
<b>Price</b>	€ 285 000

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Modern apartments are for sale in a quiet residential area of Poreč, located just 2 kilometers from the sea and a short drive from the city center.

Apartment C offers 76 square meters of well-planned living space, designed to provide comfort, functionality, and an excellent quality of life—whether as a permanent residence, a holiday retreat, or a smart investment on the Istrian coast.

The layout includes two bright and airy bedrooms, each with space for wardrobes and double beds, making them suitable for both family living and guest accommodation. The heart of the apartment is a spacious open-plan living room with a kitchen and dining area, designed to create a seamless connection between daily activities and relaxation. Large windows bring in natural light and enhance the sense of openness throughout the space.

The bathroom is elegantly finished with modern ceramic tiles and high-quality sanitary ware. A dedicated storage room adds practical value by offering space for household items, sports equipment, or seasonal belongings. A private balcony overlooks green surroundings and provides a quiet spot for morning coffee or evening relaxation.

One private parking space is included in the price, adding convenience and value to the property.

This apartment is located in one of the most desirable areas of Poreč, a vibrant coastal town known for its rich cultural heritage, high living standards, and excellent infrastructure. Residents benefit from nearby amenities such as supermarkets, schools, kindergartens, cafes, and restaurants—all within a short walking or driving distance. The historic old town and the crystal-clear beaches of the Adriatic Sea are just a few minutes away, making this an ideal location for those who want both peace and accessibility.

Whether you're searching for a modern home near the sea or a property with strong rental potential in one of Croatia's most popular coastal destinations, this apartment in Poreč is a fantastic opportunity to invest in lifestyle and value.

More apartments in same residence:  
41564 - 69 m<sup>2</sup>- 2 bedrooms - 275000 eur

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:

Storage

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Urbanized  
Modern

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Price per m<sup>2</sup>:  
3.750 €

Average price/m<sup>2</sup> of this type  
in this region:  
4.270 €

Median price/m<sup>2</sup> of this type  
in this region:  
4.264 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
4.523 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
4.240 €

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