

New development

Funtana, Istria



Ref	RE-U-20440
Type	New development
Region	Istria > Porec
Location	Funtana
Front line	No
Sea view	Yes
Distance to sea	200 m
Floorspace	82 sqm
No. of bedrooms	2
No. of bathrooms	2
Price	€ 298 400

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New luxury complex in Funtana, Porec, just 200 meters from the sea!
Construction will be completed by the end of 2023.

There are 2 apartments on the ground floor and 4 two-duplex apartments on the first floor and in the attic. The apartments will be equipped with 3 inverter air conditioners, underfloor heating in the bathroom, and a chimney will also be installed, so if desired, the buyer can also install a solid fuel stove (wood, pellets). The carpentry will be PVC, all windows will have mosquito nets, while the larger windows will have electric blinds. At this stage of construction, the buyer will be able to choose floor coverings (ceramics and laminate) in agreement with the investor, and upon completion of the works, the investor has planned to cover the floors in the bedrooms with laminate, and the rest of the apartment with ceramic tiles.

Also, each apartment will have one parking space.

Price list for available units:

Apartment 1, building A will have an area of 84.33 m² and will be located on the ground floor, and will consist of: entrance hall, kitchen with dining room, living room with access to the terrace, 2 bedrooms and 2 bathrooms with toilet. Price is 303 588 eur (20430)

Apartment 2, building A will have an area of 87.07m² and will extend through the floor and attic, and will consist of: entrance hall, kitchen with dining room, living room with exit to the terrace, 2 bedrooms and 2 bathrooms with toilet and one guest toilet. Price is 313 452 eur (20360)

Apartment 3, building A will have an area of 82, 40 m² and will extend through the floor and attic, and will consist of: entrance hall, kitchen with dining room, living room with access to the terrace, 2 bedrooms and 2 bathrooms with toilet and one guest toilet. Price is 296 640 eur.(20436)

Apartment 1, building B will have an area of 85, 93 m² and will extend through the floor and attic, and will consist of: entrance hall, kitchen with dining room, living room with access to the terrace, 2 bedrooms and 2 bathrooms with toilet and one guest toilet. Price is 309 348 eur. (20438)

Apartment 2, building B will have an area of 82.37 m² and will be located on the ground floor, and will consist of: entrance hall, kitchen with dining room, living room with access to the terrace, 2 bedrooms and 2 bathrooms with toilet. Price is 296 532 eur. (20437)

Apartment 3, building B will have an area of 82, 40 m² and will extend through the floor and attic, and will consist of: entrance hall, kitchen with dining room, living room with access to the terrace, 2 bedrooms and 2 bathrooms with toilet and one guest toilet. Price is 295 416 eur. (20440)

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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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