

# Apartment

## Poreč, Istria



<b>Ref</b>	RE-U-26849
<b>Type</b>	Apartment
<b>Region</b>	Istria > Porec
<b>Location</b>	Poreč
<b>Front line</b>	No
<b>Sea view</b>	No
<b>Distance to sea</b>	2500 m
<b>Floorspace</b>	76 sqm
<b>No. of bedrooms</b>	2
<b>No. of bathrooms</b>	1
<b>Price</b>	€ 230 000

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Modern apartment on the ground floor with a garden in Porec outskirts, 2,5 km from the sea.

This new modern building will be located just 10 minutes' drive from Poreč. Construction should be completed by the end of 2024.

The building will consist of 8 apartments.

The apartment in offer is on the ground floor, labeled B2, has an area of 76.56 m2 and consists of an entrance hall, a kitchen with a dining room, a bathroom, two bedrooms, a storage room and a living room with access to a covered terrace of 16.50 m2.

Part of the garden and 2 parking spaces belong to the apartment.

The property is included in the VAT system, and buyers are exempt from paying real estate sales tax of 3%.

Due to its location and proximity to all facilities, this is an ideal opportunity for family life, but also for rental for tourist purposes.

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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