



<b>Code :</b>	01268
<b>Location :</b>	Poreč
<b>Building size :</b>	91 m <sup>2</sup>
<b>Garden size :</b>	0 m <sup>2</sup>
<b>Distance from center :</b>	3000 m
<b>Distance from sea :</b>	6000 m
<b>Floor :</b>	Loft
<b>Number of floors :</b>	2
<b>Number of rooms :</b>	3
<b>Number of bedrooms :</b>	2
<b>Number of bathrooms / WC :</b>	1 / 0
<b>Number of parking lots :</b>	1
<b>Year of construction :</b>	2008
<b>Energy efficiency :</b>	Not specified
<b>Sea View :</b>	Yes
<b>Balcony :</b>	Yes
<b>Swimming pool :</b>	Yes
<b>Climate :</b>	Yes
<b>Heating :</b>	Yes
<b>Furnished :</b>	Yes
<b>Current implemented :</b>	Yes
<b>Conducted water :</b>	Yes
<b>Asphalted :</b>	Yes
<b>Building permit :</b>	Yes

Price : 220.000 €

A charmingly furnished apartment is available for sale in the attic of a smaller building with only 5 apartments located in a residential complex that offers a large swimming pool and a tennis court for use.

The apartment boasts a total gross square footage of 91.33 m<sup>2</sup> and consists of an entrance hall, a fully equipped kitchen, a dining room and a living room, two bedrooms, a bathroom, and a large spacious terrace with stunning sea views.

The apartment is sold furnished, and a common parking lot is available for tenants in front of the building.

This apartment is ideal for both living and tourism purposes. It is situated 6 km away from the city of Poreč and 5 km away from the sea. Restaurants, Istrian taverns, and shops are all nearby. Moreover, the entrance to Ypsilon is just a few kilometers away, making the location easily accessible.

The surcharge for the maintenance of the swimming pool, tennis court, and building management is approximately €40 per month.