

## ISTRIA ADRIA

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<b>Code :</b>	10297
<b>Location :</b>	Poreč
<b>Building size :</b>	154.37 m <sup>2</sup>
<b>Garden size :</b>	0.00 m <sup>2</sup>
<b>Distance from center :</b>	500 m
<b>Distance from sea :</b>	500 m
<b>Floor :</b>	3
<b>Number of floors :</b>	5
<b>Number of bedrooms :</b>	4
<b>Number of rooms :</b>	4
<b>Number of bathrooms :</b>	2
<b>Parking :</b>	Yes
<b>Basement :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Energy efficiency :</b>	A+
<b>Year of construction :</b>	2022

Price : 1.087.800 €

In Poreč, 500 meters from the sea.

The residential-commercial building features a total of 106 Premium apartments, 388 parking spaces in garages, and commercial spaces. The residential-commercial complex consists of two underground and three above-ground levels with galleries.

Available apartment: 154.37 m<sup>2</sup>.

The two-level penthouse is located on the 3rd floor of the building in the PREMIUM BLUE ZONE, featuring a gallery and a view of the sea and the city of Poreč. It consists of a living room with a kitchen and dining area, four bedrooms, two bathrooms, a loggia, and a rooftop terrace as part of the gallery.

Air conditioning - indoor and outdoor units (Mitsubishi/Daikin).

The apartment is delivered turnkey with all bathroom and sanitary furniture, complete flooring (ceramic or laminate), all sockets and switches, and walls and ceilings painted white.

The purchase of a garage space is mandatory at a price of €35,875 (tax included), as well as a storage room.

The planned completion date is 2026.