

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

e-mail: info@istria-adria.com

web: istria-adria.com

info: +386 59 200 071



Code :	10351
Location :	Poreč
Building size :	52.86 m ²
Garden size :	0.00 m ²
Floor :	3
Number of floors :	4
Number of bedrooms :	1
Number of rooms :	1
Number of bathrooms :	1
Seaview :	Yes
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	A+
Year of construction :	2023

Price : 273.020 €

In Vabriga, Istria, we are selling a one-bedroom apartment designated B3, measuring 52.86 m² on the 3rd floor. The apartment also includes a roof terrace of 39 m², offering a beautiful view of the sea.

The apartment is located in a building with a total of 23 apartments, and the building will be equipped with an elevator.

Apartment B3, with an area of 52.86 m², consists of:

- hallway, living room, kitchen, and dining area 35.06 m²
- covered terrace 5.16 m² * coefficient 0.50 = 2.58 m²
- bedroom of 11.19 m²
- bathroom of 4.03 m²

The apartment also includes a storage room (1.82 m² * coefficient 0.50 = 0.91 m²) on the ground floor, a roof terrace (39 m² * coefficient 0.25 = 9.70 m²), and a parking space.

Each room is planned to have air conditioning, and there is underfloor heating in the bathroom.

The buyer is exempt from paying the real estate transfer tax of 3%.

We are available for additional information and viewings.

