ISTRIA ADRIA
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Code :	14805
Location :	Rovinj
Building size :	85.20 m2
Lot size :	178.90 m2
Garden size :	0.00 m2
Distance from center :	2000 m
Distance from sea :	2000 m
Floor :	Ground floor
Number of floors :	3
Number of bedrooms :	2
Number of rooms :	2
Number of bathrooms :	2
Parking :	Yes
Garage :	Yes
Energy efficiency :	A+
Year of construction :	2023

Price :	667.680 €

Sale of modern apartments in new construction, Rovinj – Apartment A, Building B4

We are selling a two-story three-bedroom apartment with a total area of 264.10 m² (net 111.28 m²) in a modern residential complex, located in an excellent location, just 2 kilometers from the center of Rovinj.

The ground floor consists of an entrance area, a toilet, a storage room, a kitchen and dining area, a living room with an internal staircase, and a covered terrace.

On the first floor, there are two bedrooms, a wardrobe, a bathroom, and a loggia.

The outdoor areas include a covered terrace, a terrace with a pergola measuring 5.60 m² (net 1.96 m²), and a garden on the ground floor of 138 m² (net 10.38 m²).

The apartment has two designated parking spaces (one in the garage and one outside).

Net usable area of the apartment: 81.98 m²
Total calculated area: Net 111.28 m² (264.10 m²).

Flooring in the apartment and common areas:
Bedrooms, living room, hallway – parquet: oak astig MF1200LHD TENSEO X-MATT AKZENT

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Kitchen, storage, bathroom, toilet – ceramics: Argenta Storm – Cream
Terrace – ceramics: Argenta Gravel Out – Cream
Common areas – ceramics: Argenta Gravel Out – Cream
Heating: Heat pump.

The apartment is located in an attractive area close to all amenities, making it ideal for family living or investment.

For more information, please