EURO PARTNER
Mate Vlašića 20, 52440 Poreč
e-mail: office@europartner.hr
web: europartner.hr
info: +385 98 923 6402









Code :	00283
Location :	Novigrad
Building area :	77.1 m2
Number of bedrooms :	2
Number of bathrooms :	2
Floor :	1
Distance from the center :	1.2 km
Distance from the sea :	900 m

Price : 469.000 €

BUILDING

Number of rooms :	3
Number of floors :	2
Elevator :	Yes
Energy class :	A+
Year of construction :	2025
Condition :	Newly built

AMENITIES

Terrace :	Yes
Number of parking spaces :	1

HEATING & COOLING

Air conditioning :	Yes
Underfloor heating :	Yes
Fireplace :	Yes

INFRASTRUCTURE

Electricity :	Yes
Water :	Yes
Sewerage :	Yes

DOCUMENTATION

Building permit :	Yes
Occupancy permit :	Yes

This beautiful apartment is located on the first floor of a modern building with elevator access and offers a spacious living area that includes the kitchen, dining room, and comfortable lounge, creating the perfect space for socializing and relaxation. The apartment consists of two generous bedrooms, each with its own bathroom, providing additional privacy and comfort.

Additionally, the apartment features practical wardrobes and storage space, allowing for easy organization and storage of belongings. One of the main highlights of this apartment is the large covered terrace with pre-installation for a summer kitchen, an ideal place to enjoy the outdoors and relax in the fresh air. Each unit also includes a covered parking space and an additional storage room, ensuring maximum comfort and security.

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This apartment truly offers everything you need for a comfortable and elegant lifestyle. The stated purchase price includes VAT, and the buyer does not pay real estate transfer tax.

The building was completed in 2025 and is ideally located — only 900 meters from the sea and 1,200 meters from the city center. The apartment offers 1–2 parking spaces.

The building is A/A+ energy-efficient, with first-class three-layer parquet flooring, large first-class ceramic tiles, Italian sanitary ware (PAFONI & CATALANO), and PVC/ALU joinery. Each apartment has its own SCHIEDEL fireplace connection, hood exhaust, underfloor heating in the living room, bathroom and storage ventilation, and a DAIKIN multi-split heating and cooling system for each room. Additional features include a storage room, pre-installation for a terrace kitchen, electric vehicle charging on the parking space, and pre-installation for rooftop solar panels. The building is equipped with a SCHINDLER elevator, automatic irrigation of green areas, interior doors with hidden hinges and magnetic locks, and a fenced waste disposal area.

Resident safety is ensured by a video surveillance system at the entrance, anti-burglary and fireproof doors, a video intercom, a closed bike room, covered parking or garage, and fully fenced access to the property.

This apartment represents the perfect combination of modern functionality, luxury, and comfort — ideal for anyone seeking a peaceful and elegant lifestyle near the sea and all city amenities.