

## ALMA DOM INVEST Istarska ulica 8, 52100 Pula mail: azra@almadominvest.com web: www.almadominvest.com info: +44 7375 637471 | +385 98 420 885

Code :	15117
Location :	Poreč
Building size :	130.57 m2
Lot size :	0 m2
Distance from center :	0 m
Distance from sea :	0 m
Seaview :	Yes
Floor :	1
Number of floors :	2
Number of rooms :	3
Number of bathrooms :	3
Year of construction :	2023
Energy efficiency :	A+
Parking :	Yes
Air conditioning system :	Yes

Price :

435.600 €

We are selling a luxury apartment in the municipality of Tar with a wonderful view of the sea!

The apartment is located in a building with a total of 4 apartments. The apartment extends over 2 floors.

In the lower floor of the apartment number 3 there is a hallway, a laundry room with a toilet, a separate large wardrobe and a bedroom with its own bathroom.

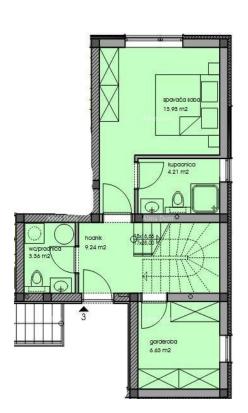
From the corridor, the staircase leads to the upper floor of the apartment, where there is a living room with an open-plan kitchen and dining room with access to a spacious covered terrace, where the use of the jacuzzi is provided, 2 bedrooms and a bathroom.

Lower floor of apartment 3 (1st floor):

- corridor 9.24 m2
- bedroom 13.93 m2
- bathroom 4.21m2
- WC/laundry room 3.36 m2
- dressing room 6.63 m2
- staircase 5.18 m2

Upper floor of apartment 3:

- kitchen, dining room and living room 37.09m2
- covered terrace 20.42 m2\*coef.0.75=15.32 m2
- bedroom 12.00m2
- bedroom 13.65 m2
- bathroom 4.21 m2





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TOTAL APARTMENT 3 - 124.82m2 Parking space 3 - 12.50 m2\*coef.0.50=2.50 m2 Storage room 3 - 6.51 m2\*coef.0.50=3.26 m2 TOTAL 130.57 m2

Moving in is at the 5/2024. Cal...