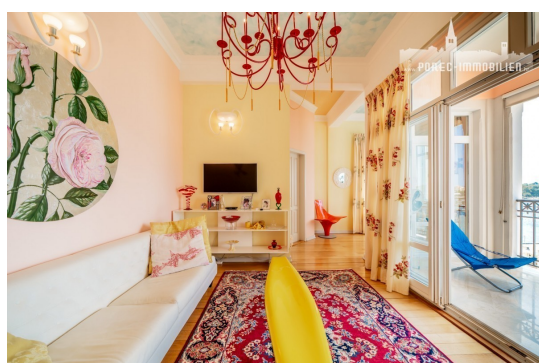




Code :	01457
Location :	Poreč
Building size :	90 m2
Garden size :	0 m2
Distance from center :	0 m
Distance from sea :	5 m
Floor :	3
Number of floors :	3
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms / WC :	1 / 1
Number of parking lots :	0
Year of construction :	2007
Energy efficiency :	Not specified
Sea View :	Yes
Elevator :	Yes
Balcony :	Yes
Internet :	Yes
Climate :	Yes
Satellite :	Yes
Heating :	Yes
Furnished :	Yes
Depository :	Yes
Current implemented :	Yes
Conducted water :	Yes
Sewage implemented :	Yes
Gas available :	Yes
Building permit :	Yes

Price : 950.000 €

****Unique Opportunity at Porec Immobilien!****

Luxurious designer apartment for sale—first row to the sea on the Porec waterfront.

Located in one of the most prestigious areas of Porec, this exquisitely decorated designer apartment boasts a large terrace with breathtaking views of the sea and luxury yachts.

Situated on the third floor of a modern, smaller building, the apartment offers an exceptional blend of elegance, comfort, and functionality. Enjoy stunning sunrises and sunsets, as well as views of the sea and the historic town of Porec.

The apartment features a well-organized layout, divided into a day area and a night area.

In the day area, you will find a spacious living room that connects to a contemporary, fully equipped kitchen, an elegant dining space, a separate



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nook for relaxation or reading, a guest toilet, and a storage/laundry room.

The night area is accessed through a hallway with large wardrobes and includes two airy and elegant bedrooms. The main bedroom has a terrace that overlooks the historic center of Poreč, along with a stylish bathroom featuring carefully selected materials and design.

One of the apartment's standout features is the large terrace that can be fully opened, seamlessly integrating it with the living room and offering scenic views of the sea and promenade. The apartment is heated and cooled by a Daikin heat pump.

Top-quality materials, designer furniture, and modern lighting enhance this apartment's charm, while essential amenities—such as restaurants, beaches, and cultural attractions—are just a few steps away. Additionally, there is a storage room on the ground floor for belongings and bicycles.

This apartment represents an ideal opportunity for anyone seeking a luxurious living space in a prime location, whether for personal use or as a prestigious investment.