



<b>ID :</b>	00196
<b>Location :</b>	Poreč
<b>Building size :</b>	56 m <sup>2</sup>
<b>Distance from center :</b>	100 m
<b>Distance from sea :</b>	3500 m
<b>Floor :</b>	1
<b>Number of floors :</b>	1
<b>Number of bedrooms :</b>	2
<b>Number of rooms :</b>	3
<b>Number of bathrooms :</b>	1
<b>Parking :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Energy class :</b>	Not specified
<b>Condition :</b>	Under construction

**Price :** 221.000 €

An apartment for sale located in the quiet settlement of Fuškulin, near Poreč, within a smaller residential building comprising a total of five units. The distance to the sea is 3.5 km. The building is positioned on the edge of the settlement, surrounded by private holiday homes, vineyards, and natural areas.

The apartment is located on the first floor and consists of an entrance hall, a living room with kitchen and dining area, two bedrooms, a bathroom, and a covered terrace. The apartment also includes a portion of the garden. A swimming pool for shared use by all residents is planned within the building's grounds. One parking space in front of the building is included.

Construction is carried out using higher-quality materials. Air conditioning units for heating and cooling are planned, with the option of installing underfloor heating. The property is sold on a turnkey basis, without furniture.

Completion of construction is scheduled for spring 2027. The price is stated as net, excluding VAT. A discount is granted if the purchase agreement is concluded before March 1, 2026.