



<b>ID :</b>	00064
<b>Location :</b>	Novigrad
<b>Building size :</b>	96 m2
<b>Distance from center :</b>	1000 m
<b>Distance from sea :</b>	1000 m
<b>Floor :</b>	1
<b>Number of bedrooms :</b>	2
<b>Number of bathrooms :</b>	2
<b>Seaview :</b>	Yes
<b>Parking :</b>	Yes
<b>Garage :</b>	Yes
<b>Basement :</b>	Yes
<b>Elevator :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Year of construction :</b>	2025
<b>Energy class :</b>	Not specified
<b>Condition :</b>	Under construction

**Price :** 496.606 €

Apartment in a premium luxury new construction project in Novigrad, located at the highest point of the highly sought-after residential area of Sveti Vidal. The city of Novigrad is one of the most popular destinations in Istria and together with the neighboring cities of Umag and Poreč represents a significant portion of tourist overnight stays in the Republic of Croatia. The project consists of only two small buildings with a total of 14 apartments distributed on just two floors (with elevator) to maintain the privacy and exclusivity of the complex. The buildings are designed from an energy perspective as passive houses with minimal energy consumption and have an energy certificate A/A+. The apartments feature extremely spacious terraces, private parking spaces, and garages with a remote-controlled ramp located in the basement and the rear part of the building. The apartment is equipped with burglar-proof and fire-proof doors, first-class parquet and ceramics (larger dimensions), high-quality sanitary ware (brands Hansgrohe and Catalano), and a video intercom. From the building, there is a panoramic view of the sea and the city of Novigrad. The location is characterized by excellent traffic and infrastructural connections with the rest of the Istrian peninsula and neighboring countries (Trieste is 45 minutes by car.) End of construction is planned for May/2025.