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# For sale apartment TIIRU 3

📍 Pärnu maakond, Pärnu linn, Rannarajoon

Home at the Edge of the Sea - New Seaside Apartments!



JANNO PETERSON

4 rooms	2/7 floor	104.1 m <sup>2</sup> total area	395 000 € 3 794.43 € / m <sup>2</sup>
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ID	148602
Rooms	4
Total area	104.1 m <sup>2</sup>
Form of ownership	apartment ownership
Condition	new building
Year of construction	2025
Floor	2/7
Apartment	5
Building material	panel
Cadastral register number:	<u>62512:049:0022</u>
<b>Price range</b>	<b>395 000 €</b>
<b>Price per m2</b>	<b>3 794.43 €</b>



## JANNO PETERSON

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## Additional data

balconi, bath, electricity, elevator, locked staircase, parquet, shower, water, video cameras, open kitchen, closed courtyard, shop window, storage room, central heating, water floor

## Additional information

The new 7-story apartment building at Tiiru Street 3, located in the Valgre residential area, is being built by the sea, between the tennis hall and Hestia Hotel Strand, on the edge of coastal meadows. The south and west-facing balconies of the apartments offer stunning views and the perfect setting for enjoying evenings with beautiful sunsets. The building's exterior design reflects Pärnu's image as a summer resort—white facades with large, glass-enclosed balconies facing the sea, creating a sense of lightness and openness.

The building will feature 2- to 4-room apartments, each with a balcony or terrace offering sea views. The apartments are equipped with underfloor heating, individual ventilation systems, and floor-to-ceiling windows in the sea-facing units. They also come with "Premium" interior finishes as standard. All apartments are pre-wired for air conditioning. The building includes an elevator and video surveillance. On the ground floor, there are storage units available (free with the apartment during the campaign), a private enclosed parking lot in the courtyard (parking spaces available for an additional fee, with electrical connections ready), a children's playground, and direct access to the seaside promenade and bike path. The building's architects are Hanno Grossschmidt, Tomomi Hayashi, and Siim Endrikson from the HGA architectural firm.

Seaside-facing 4-room apartment No. 5 (104.1 m<sup>2</sup> + balcony 11.6 m<sup>2</sup>) is located on the 2nd floor and offers direct views of the sea and coastal meadows. The apartment includes a spacious living room-kitchen (33.8 m<sup>2</sup>), three bedrooms (15.7 m<sup>2</sup>; 13.8 m<sup>2</sup>; 13.2 m<sup>2</sup> + walk-in closet 4.1 m<sup>2</sup>), a shower room/WC (5.1 m<sup>2</sup>, with an option to add a sauna), a bathroom/WC (5 m<sup>2</sup>), and a hallway (13.4 m<sup>2</sup>). The sea-facing windows are floor-to-ceiling sliding windows, providing access to the large south-facing balcony. The comfortable indoor climate is ensured by underfloor heating and a heat-recovery ventilation system, with the option to install air conditioning for an additional fee.

For more information about the apartments at Tiiru Street 3 in Pärnu, visit the Valgre residential area website at <http://www.valgre.eu>. For questions and additional information, please contact us!

Fulfill your dreams and make living by the sea a reality!

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KINNISVARAEKSPERT has been operating on the Estonian market since 1993. Our offices are located in Tallinn and Pärnu, and we serve you all over Estonia. Through cooperation partners Nord Prime Capital and Alliance Group UAB, we are also represented in Latvia and Lithuania.

We offer brokerage services, valuation and real estate advisory services in both the private and commercial sectors.

Kinnisvarekspert works closely with one of the world's largest real estate companies, Cushman & Wakefield. Our cooperation spans all over the world.

You can find more information at <http://www.kinnisvaraekspert.ee>

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## Location

📍Pärnu maakond, Pärnu linn, Rannarajoon







