



PARENTIUM PREMIUM  
*Real Estate*

## PARENTIUM REAL ESTATE

Vukovarska 19, 52440 Poreč

mail: [office@parentium-realestate.com](mailto:office@parentium-realestate.com)

web: [www.parentium-realestate.com](http://www.parentium-realestate.com)

info: +385 99 21 46 917 | +385 98 99 46 041



<b>Code :</b>	01346
<b>Location :</b>	Poreč
<b>Building size :</b>	130 m2
<b>Lot size :</b>	470 m2
<b>Distance from center :</b>	4000 m
<b>Distance from sea :</b>	3000 m
<b>Number of floors :</b>	1
<b>Number of rooms :</b>	4
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	3
<b>Swimming pool :</b>	Yes
<b>Parking :</b>	Yes
<b>Basement :</b>	Yes
<b>Electric heating :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Year of construction :</b>	2023
<b>Energy efficiency :</b>	Not specified

Price : 450.000 €

Istria Poreč, the surrounding area

An excellent semi-detached house with a swimming pool is for sale in the immediate vicinity of Poreč and beautifully landscaped beaches such as Pical, Luna and Materada.

The house of 130 m2 is built on a plot of approx. 470 m2. The first floor consists of an entrance hall, a bedroom, a kitchen with a dining room and a spacious living room with large glass walls that allow a lot of light.

We climb the stairs to the second floor, where there are 2 more bedrooms with their own bathrooms and exits to the terrace.

There is a swimming pool in the beautifully landscaped garden.

- Heating/cooling of the house: underfloor heating and air conditioners.

Completion of construction is planned for the summer of 2024.

There is a possibility of buying both houses at a different price in agreement with the investor.

An excellent and quiet location and proximity to all facilities make this property ideal for family life or as an investment for tourist rental.