



PARENTIUM PREMIUM  
*Real Estate*

## PARENTIUM REAL ESTATE

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<b>Code :</b>	01428
<b>Location :</b>	Poreč
<b>Building size :</b>	140 m2
<b>Lot size :</b>	752 m2
<b>Distance from center :</b>	500 m
<b>Distance from sea :</b>	2000 m
<b>Number of floors :</b>	2
<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>Electric heating :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Heating by fireplace :</b>	Yes
<b>Year of construction :</b>	2020
<b>Energy efficiency :</b>	Not specified

Price : 730.000 €

Istria, Porec

On the edge of a quiet village, in the immediate vicinity of Poreč, there is this beautifully decorated villa, which is currently used for tourist rental.

The living area of

the house is 140 m2, and it is located on a beautifully landscaped and fenced yard of 752 m2.

The ground floor of the house consists of an entrance hall, a kitchen with a dining room that leads to a covered terrace leading to the yard, a living room with a fireplace and one bedroom with an attached bathroom.

On the first floor of the house there are two bedrooms, each with its own bathroom and a balcony.

By purchasing this house, the new owner can continue the well-established business of renting for tourist purposes, but this house is also ideal for solving the housing issue, due to its location, which is in a town with all amenities such as a post office, bank, school, kindergarten...