



PARENTIUM PREMIUM
Real Estate

PARENTIUM REAL ESTATE

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Code :	01579
Location :	Poreč
Building size :	145 m2
Lot size :	780 m2
Distance from center :	8000 m
Distance from sea :	8000 m
Number of floors :	2
Number of rooms :	4
Number of bedrooms :	3
Number of bathrooms :	3
Number of toilets :	1
Seaview :	Yes
Swimming pool :	Yes
Parking :	Yes
Basement :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2024
Energy efficiency :	A+

Price : 630.000 €

Istria Poreč

In a small town not far from Poreč filled with all the facilities needed in everyday life (market, restaurant, cafe, school, kindergarten) on a plot of 780m2, this impressive villa with a net area of 145m2 is located.

The house is divided into 2 floors and on the ground floor there is an open living room with a kitchen and dining room, a guest toilet and a storage room. The dining room opens onto a covered terrace.

There will be 3 bedrooms on the first floor, each with its own bathroom. Two rooms will have access to a common covered terrace.

In the yard, there will be a 40m2 swimming pool with a sunbathing area and a diligently arranged and maintained green belt around the house.

The parking lot is paved and fenced enough to park 2 cars.

Heating/cooling will be done using floor heating and air conditioning.

Due to its exceptional location and proximity to everything necessary for life and enjoyment, this property is great for solving the housing issue as well as for investing in tourism and tourist rentals.