



PARENTIUM PREMIUM  
Real Estate

**PARENTIUM REAL ESTATE**

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<b>Code :</b>	01921
<b>Location :</b>	Poreč
<b>Building size :</b>	115 m2
<b>Lot size :</b>	0 m2
<b>Distance from center :</b>	0 m
<b>Distance from sea :</b>	500 m
<b>Number of rooms :</b>	5
<b>Number of bedrooms :</b>	4
<b>Number of bathrooms :</b>	2
<b>Number of toilets :</b>	1
<b>Swimming pool :</b>	Yes
<b>Parking :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Year of construction :</b>	n/a
<b>Energy efficiency :</b>	Not specified

**Price :** 469.000 €

Istria, Poreč area

In an attractive location near the sea, only 500 meters from the coastline, a nicely maintained terraced house is for sale, ideal for family living or tourist rental.

The house is designed as a functional unit suitable for accommodation of up to 8 people and is arranged over three floors.

The ground floor features a spacious and bright living room connected to the dining area, a fully equipped kitchen, and a separate guest toilet.

On the first floor there are two bedrooms and a bathroom, while the second floor offers two additional bedrooms and another bathroom, ensuring comfort and privacy.

The property's added value is a fully fenced garden with a swimming pool, sunbathing area, barbecue and outdoor seating, providing enjoyment throughout the year. A parking space is also included.

The house is located in a well-organized village offering numerous amenities such as restaurants, shops, a supermarket, market, bakery, beaches, beach bars, marina and campsites, all within walking distance. The town of Poreč is only 5 km away.

The house is sold fully furnished and ready for immediate use.

An excellent opportunity for solving housing needs or as a secure investment for tourist rental in a highly sought-after area of Istria.