



PARENTIUM PREMIUM
Real Estate

PARENTIUM REAL ESTATE

Vukovarska 19, 52440 Poreč

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Code :	02046
Location :	Poreč
Building size :	385 m2
Lot size :	871 m2
Distance from center :	2000 m
Distance from sea :	10000 m
Number of floors :	2
Number of rooms :	6
Number of bedrooms :	5
Number of bathrooms :	5
Number of toilets :	2
Seaview :	Yes
Swimming pool :	Yes
Parking :	Yes
Basement :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Heating by fireplace :	Yes
Year of construction :	2019
Energy efficiency :	A

Price : 1.190.000 €

Istria, Poreč area

A luxurious designer villa with a swimming pool is for sale near Poreč, located on a plot of 871m2.

The villa extends over two floors, ground floor and first floor, with a total area of

385 m2 and a spacious garden of 870 m2.

The villa extends over two floors.

The ground floor consists of an entrance hall with an internal staircase, a kitchen with a dining room and a spacious living room with an open space concept, 2 bedrooms each with their own bathroom, a storage room, a toilet and a machine room for the pool.

The living room leads to a spacious covered terrace with a summer kitchen, a sunbathing area and a swimming pool of 38 m2.

On the first floor there is a hallway and 3 bedrooms, each with its own bathroom and access to a spacious terrace with a unique panoramic view of the Istrian landscape and the sea.

The villa was built with great care and high-quality materials, Coto d'Este ceramics, walnut parquet, custom-made furniture, aluminum joinery, Mitsubishi air conditioning and underfloor heating and is equipped with the most modern household appliances. There is a stove in the living room, and a small bioethanol fireplace in the kitchen and bedroom.



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The yard is completely fenced and offers maximum luxury, privacy and comfort.

It is sold fully furnished and equipped.

The villa is equipped with an alarm system and video surveillance, has 3 parking spaces, and the yard has automatic irrigation.

The villa is only 10 km from the city of Poreč and its beautiful beaches.

Don't miss this ideal opportunity for the perfect home or as an investment for tourist purposes.