



PARENTIUM PREMIUM
Real Estate

PARENTIUM REAL ESTATE

Vukovarska 19, 52440 Poreč

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Code :	02130
Location :	Poreč
Building size :	168.32 m ²
Lot size :	255 m ²
Distance from center :	11000 m
Distance from sea :	11000 m
Number of floors :	2
Number of rooms :	4
Number of bedrooms :	3
Number of bathrooms :	3
Seaview :	Yes
Swimming pool :	Yes
Parking :	Yes
Basement :	Yes
Air conditioning heating :	Yes
Heating by fireplace :	Yes
Central heating :	Yes
Year of construction :	2011
Energy efficiency :	Not specified

Istria, Poreč - surroundings

Exclusive! - Only available through Parentium Premium Real Estate

In a quiet and attractive location near Poreč, with quick access to all important amenities, this high-quality semi-detached house with a total surface area of 168.32 m² is for sale.

The house is spread over two floors and includes a garden of 255 m² with a 24 m² saltwater swimming pool.

The ground floor consists of an entrance hall, living room, dining room and kitchen, bathroom, technical room, and a storage room under the stairs. Each room on the ground floor has access to its own terrace, creating a pleasant connection between indoor and outdoor space.

Upstairs are three bedrooms - the master has its own en-suite bathroom, while the other two share a bathroom. Each bedroom has access to its own terrace offering a beautiful panoramic view of the sea and surroundings.

The house is equipped with central gas heating, a wood-burning stove in the living room, and air conditioning units in all rooms, ensuring comfort throughout the year.

Solar panels on the roof provide hot water, contributing to energy efficiency. All windows are fitted with mosquito nets and shutters.

The pool is equipped with a glass dome that protects it off-season, eases maintenance, and preserves water quality.

The garden is planted with Mediterranean herbs and features an automatic irrigation system for low-maintenance greenery.

Built in 2011 and renovated in 2022.



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Private parking included.

Thanks to its excellent location, functional layout, sea view, and additional features, this property is ideal for peaceful family living or as a secure investment for tourist rental.