



PARENTIUM PREMIUM
Real Estate

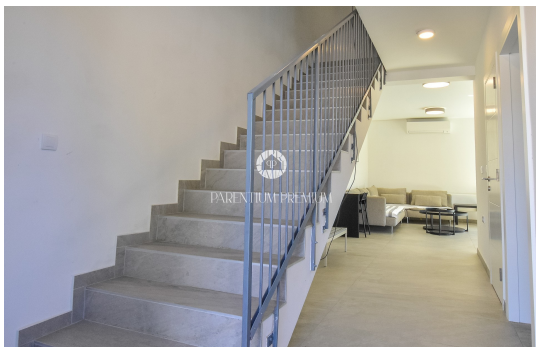
PARENTIUM REAL ESTATE

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Code :	02168
Location :	Poreč
Building size :	190.34 m ²
Lot size :	197 m ²
Distance from center :	1500 m
Distance from sea :	2500 m
Number of floors :	3
Number of rooms :	6
Number of bedrooms :	5
Number of bathrooms :	4
Number of toilets :	1
Seaview :	Yes
Parking :	Yes
Electric heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2023
Energy efficiency :	Not specified

Price : 570.000 €

Istria, Poreč – Spacious Modern Semi-Detached House Near the Center

For sale is a modern semi-detached house located close to the center of Poreč, with a total area of 190.34 m², spread over three floors.

The ground floor consists of an entrance hall, guest toilet, a spacious bedroom with en-suite bathroom and access to the garden, as well as a large open-plan living room with kitchen and dining area. Large glass walls provide plenty of natural light and access to the yard.

The first floor includes a hallway, bathroom, one smaller bedroom, and two larger bedrooms with private balconies, one of which has its own bathroom.

The second floor (high attic) features a spacious living area with kitchen and bathroom, which can serve as an additional bedroom or office. There is also a large terrace with partial sea view.

Heating and cooling are provided by air conditioning units in all rooms, and each room also features NOBØ wall heaters.

The kitchen is fully equipped with Bosch appliances. The house is sold fully furnished with modern, high-quality furniture – ready to move in. The yard offers enough space to build a swimming pool – perfect for relaxing on warm summer days.

The property includes three parking spaces.

Thanks to its excellent location – close to all amenities and the center of Poreč – this house offers an ideal home for family living or an excellent investment for rental purposes.