



PARENTIUM PREMIUM
Real Estate

PARENTIUM REAL ESTATE

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Code :	02207
Location :	Poreč
Building size :	145 m2
Lot size :	80 m2
Distance from center :	4000 m
Distance from sea :	4000 m
Number of floors :	2
Number of rooms :	5
Number of bedrooms :	4
Number of bathrooms :	2
Number of toilets :	1
Parking :	Yes
Basement :	Yes
Air conditioning heating :	Yes
Central heating :	Yes
Year of construction :	2003
Energy efficiency :	Not specified

Price : 340.000 €

Istria, Poreč

A charming family house for sale, located in a quiet settlement near Poreč. The house was built in 2003 and thoroughly renovated in 2018, combining comfort, functionality and a warm residential feel.

The property extends over three levels - basement/tavern, ground floor and first floor.

The ground floor features an entrance area with a wardrobe, guest toilet, utility/laundry room, storage room and a spacious living room connected to the kitchen and dining area. From the living room, there is access to a covered terrace and a beautifully arranged yard offering complete privacy - an ideal space for relaxing and socializing during the warmer months.

The first floor comprises three bedrooms, two of which have access to the balcony, as well as a spacious bathroom with a bathtub.

In the basement, there is a tavern suitable for gatherings or storage. An additional advantage of the property is the studio apartment with its own bathroom, perfect for hosting guests, working or as an additional living unit.

The house is equipped with central heating on heating oil via radiators and air conditioning units.

The landscaped yard provides a high level of privacy, and two parking spaces are available in front of the house.

Thanks to its peaceful location, well-designed layout and additional features, this property is an ideal choice for family living or as an excellent investment opportunity.