



PARENTIUM PREMIUM
Real Estate

PARENTIUM REAL ESTATE

Vukovarska 19, 52440 Poreč

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Code :	02388
Location :	Poreč
Building size :	104.58 m ²
Lot size :	165 m ²
Distance from center :	2000 m
Distance from sea :	1000 m
Seaview :	Yes
Parking :	Yes
Basement :	Yes
Year of construction :	n/a
Energy efficiency :	Not specified

Price : 483.507 €

Istria, Poreč

Modern semi-detached house 1 km from the sea with a garden and sea view

For sale is a modern semi-detached house located in an attractive location in Istria, in the Poreč area, only 1 km from the sea and well-maintained beaches. The property is situated in a peaceful environment, ideal for family living, holidays or investment in tourist rental, while being close to all necessary amenities.

The house is arranged over two floors and has a living area of 104.58 m². It is designed as a functional and modern home with an emphasis on comfort, privacy and outdoor living. The property includes a private garden of 165 m², offering enough space for landscaping, a sunbathing area and the construction of a private swimming pool measuring 4 x 8 m.

On the ground floor there is a spacious open-plan living area that combines the living room, dining area and kitchen, with direct access to a covered terrace and the garden. This part of the house is ideal for everyday living, gatherings and enjoying the outdoor space for most of the year.

On the upper floor there are two bedrooms, a balcony and bathrooms that provide additional comfort and practicality. The house has a total of three bathrooms, which is a great advantage for family use, guests or tourist rental.

Every room in the house is fully air-conditioned, ensuring a pleasant temperature throughout the year. The property also includes its own parking space.

The price of the property does not include furniture, kitchen or swimming pool, allowing the future owner to furnish and arrange the home according to their own wishes and needs.

Due to its excellent location, functional layout, private garden, sea view and



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proximity to the sea, this semi-detached house represents an excellent opportunity for buyers looking for a quality property in Istria, whether for living, holidays or investment.