



PARENTIUM PREMIUM  
*Real Estate*

## PARENTIUM REAL ESTATE

Vukovarska 19, 52440 Poreč

mail: [office@parentium-realestate.com](mailto:office@parentium-realestate.com)

web: [www.parentium-realestate.com](http://www.parentium-realestate.com)

info: +385 99 21 46 917 | +385 98 99 46 041



<b>Code :</b>	00936
<b>Location :</b>	Svetvinčenat
<b>Building size :</b>	176 m2
<b>Lot size :</b>	0 m2
<b>Distance from center :</b>	10000 m
<b>Distance from sea :</b>	15000 m
<b>Number of rooms :</b>	4
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	3
<b>Number of toilets :</b>	1
<b>Swimming pool :</b>	Yes
<b>Parking :</b>	Yes
<b>Electric heating :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Year of construction :</b>	2022
<b>Energy efficiency :</b>	A

Old price : 575.000 €

New price : 508.000 €

### Central Istria, Svetvinčenat - surroundings

This special villa with a swimming pool is being built in a small Istrian settlement next to the medieval town of Svetvinčenta, in a beautiful elevated position, on the edge of the forest.

The villa is very specially and pleasantly designed to provide the future owner with complete comfort and complete privacy.

The ground floor of 176 m2 is spread over a plot of land.

It contains a spacious living room, a kitchen with a dining area and large glass walls that lead to the yard where there is a swimming pool surrounded by nature.

The house has 3 bedrooms, each with its own bathroom, and a toilet with laundry.

The villa has a modern character with a flat roof and large openings that enrich the space with plenty of daylight and connect it to the beautiful surroundings and nature of central Istria.

The villa is equipped with modern heating and cooling systems, the highest quality materials and equipment are used in the construction.

Completion of construction is planned for the 5th month of 2023.