



PARENTIUM PREMIUM
Real Estate

PARENTIUM REAL ESTATE

Vukovarska 19, 52440 Poreč

mail: office@parentium-realestate.com

web: www.parentium-realestate.com

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



Code :	00983
Location :	Svetvinčenat
Building size :	128 m ²
Lot size :	300 m ²
Distance from center :	500 m
Distance from sea :	12000 m
Number of floors :	2
Number of rooms :	6
Number of bedrooms :	3
Number of bathrooms :	3
Number of toilets :	1
Swimming pool :	Yes
Parking :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2023
Energy efficiency :	A+

Price : 365.000 €

Istria, Svetvinčenat area

In a small Istrian village in the immediate vicinity of Svetvinčent, this beautiful villa with a beautiful view of nature and the surrounding peaceful settlement will be located.

The villa has an area of

128m² and is spread over a plot of about 300m², where there will be a swimming pool and a parking lot for 2 cars.

It has two floors. Upon entering the villa, we come to a kitchen with a dining room and a living room, from which there is access to a covered terrace that will contain a summer kitchen and a swimming pool. On the same floor, there is a bedroom with its own bathroom and a separate toilet.

We climb the stairs to the first floor where there are two bedrooms with their own bathroom and exit to the terrace that offers a beautiful view.

Heating/cooling is provided with air conditioners, while underfloor heating is planned for the bathrooms, however, while the villa is under construction, modifications are possible in cooperation with the investor.

Due to its location, where the sea is about 15 minutes' drive away, and the place is quiet and beautiful, this property is ideal both for living and for tourism.