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Code :	01462
Location :	Poreč
Building size :	353 m2
Lot size :	1000 m2
Distance from center :	25000 m
Distance from sea :	16000 m
Number of floors :	1
Number of rooms :	5
Number of bedrooms :	4
Number of bathrooms :	5
Number of toilets :	1
Swimming pool :	Yes
Parking :	Yes
Basement :	Yes
Electric heating :	Yes
Air conditioning heating :	Yes
Heating by fireplace :	Yes
Year of construction :	2018
Energy efficiency :	Not specified

Price :	999.000 €

Istria,

Luxury villa with a swimming pool, covering an area of 353 m2 with a garden of 997 m2, perfect dimensions for large family gatherings.

On the ground floor, there is a spacious living room with a fireplace, a dining room with a table and chairs for 8 people, a fully equipped rustic kitchen, and a bedroom with a double bed and a bathroom.
Upstairs, there are three double bedrooms with bathrooms. Two have double beds, and one has two separate beds. Two rooms have access to terraces with charming views of the green landscapes, pastures where Istrian Boškarin cattle graze, and the sea on the horizon.

Relax on a sunbed with an interesting book, play hide and seek with the children, prepare a delicious lunch with ingredients from the nearby eco-garden, taste local wines while watching the fairytale sunsets... all this and much more is provided by the beautiful garden with a pool, which is one of the advantages of this exceptional house.

The villa offers a fantastically equipped sports area that includes a multifunctional court for handball, basketball, and football, a volleyball court, 2 tennis courts, 2 bocce courts, a table tennis table, outdoor fitness, and a large children's playground.

This property is a great opportunity for investment in tourism or as a private house and an oasis of peace and relaxation.