



PARENTIUM PREMIUM
Real Estate

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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 :	01501
Location :	Barban
Building size :	125 m2
Lot size :	1113 m2
Distance from center :	0 m
Distance from sea :	3000 m
Number of floors :	1
Number of rooms :	4
Number of bedrooms :	2
Number of bathrooms :	1
Number of toilets :	1
Swimming pool :	Yes
Parking :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2023
Energy efficiency :	Not specified

Price : 500.000 €

In a quiet location in a small settlement, this impressive newly built house is located, perfect for those looking for a comfortable and luxurious living space. This attractive house comes with a spacious garden of 1113 m2, enriched with a beautiful swimming pool, perfect for refreshing on hot summer days.

The house is designed as a two-story building with carefully arranged rooms that will fulfill all your needs. The ground floor of this house impresses with its open space concept. The kitchen is elegantly connected to the spacious living room and dining room, thus creating an ideal place for family meals and socializing with friends. There is also a practical guest toilet on the ground floor. A special relaxation room, located on the ground floor, offers an additional luxurious touch to this house. Here you will find billiards, a fireplace and a bar, created to enjoy moments with your guests. The ground floor has two exits to the terrace that leads to the sun deck by the pool and barbecue, perfect for summer parties and outdoor relaxation.

On the first floor, you will find two spacious bedrooms, each with its own bathroom and charming balconies. In addition, on this floor there is also a spacious terrace that will delight you with its jacuzzi and smaller sunbathing area with an incredible panoramic view of the nature and greenery of the surroundings.

For your comfort, the issue of heating and cooling is completely solved. All spaces are equipped with air conditioners that will allow you to control the temperature according to your wishes. You will also enjoy the underfloor heating that provides pleasant warmth in the colder months.

This house offers a combination of luxury, comfort and nature, making it an



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ideal place for your family or as an investment. Do not miss the opportunity to become the owner of this beautiful property. For more information and a tour, feel free to contact us.