



PARENTIUM PREMIUM  
*Real Estate*

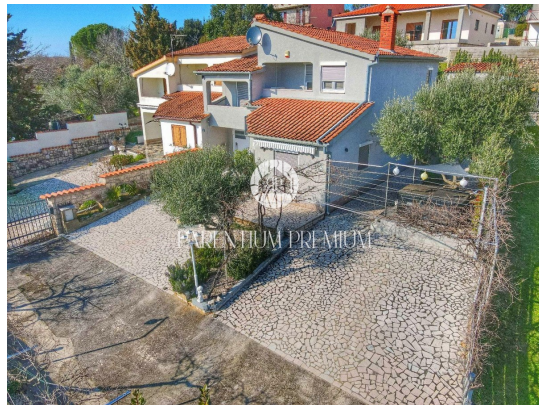
## PARENTIUM PREMIUM REAL ESTATE

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>                     | 01953         |
| <b>Location :</b>                 | Poreč         |
| <b>Building size :</b>            | 157.22 m2     |
| <b>Lot size :</b>                 | 250 m2        |
| <b>Distance from center :</b>     | 4000 m        |
| <b>Distance from sea :</b>        | 4000 m        |
| <b>Number of floors :</b>         | 2             |
| <b>Number of rooms :</b>          | 4             |
| <b>Number of bedrooms :</b>       | 3             |
| <b>Number of bathrooms :</b>      | 1             |
| <b>Number of toilets :</b>        | 1             |
| <b>Parking :</b>                  | Yes           |
| <b>Garage :</b>                   | Yes           |
| <b>Basement :</b>                 | Yes           |
| <b>Air conditioning heating :</b> | Yes           |
| <b>Central heating :</b>          | Yes           |
| <b>Year of construction :</b>     | n/a           |
| <b>Energy efficiency :</b>        | Not specified |

Istria, Porec

a semi-detached house for sale with a total area of

157.22 m2, with a beautiful yard of approx. 250m2, garage and jacuzzi.

The house is spread over two floors.

The ground floor consists of an entrance hall, a storage room, a toilet, a dining room with a kitchen and a spacious living room with exits to the terrace. On the ground floor there is also a storage room of 26 m2 that can be rearranged according to the will of the new owner.

A beautifully decorated yard with a jacuzzi offers a place to enjoy, there are also parking spaces and a garage in the yard.

On the first floor there is a bathroom and three bedrooms, two of which have access to the balcony.

Heating is via a central heating oil stove, but it can also be heated and cooled via inverter air conditioners in all rooms.

The house is connected to the sewage system.

The house was renovated in 2023 and is being sold furnished.

This property is an ideal solution to housing issues or as an investment for tourist purposes.