



PARENTIUM PREMIUM
Real Estate

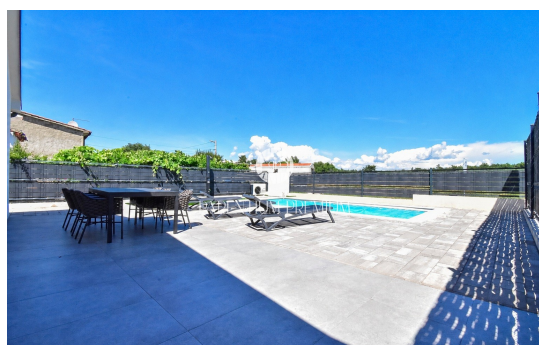
PARENTIUM PREMIUM REAL ESTATE

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Code :	02369
Location :	Poreč
Building size :	80.21 m ²
Lot size :	200 m ²
Distance from center :	5000 m
Distance from sea :	5000 m
Number of rooms :	4
Number of bedrooms :	3
Number of bathrooms :	2
Swimming pool :	Yes
Parking :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2025
Energy efficiency :	Not specified

Price : 399.000 €

Istria, near Poreč – Modern new build, single-story house with a heated pool and landscaped garden

In a quiet and pleasant area near Poreč, a modern single-story house is for sale, ideal for those seeking a functional home for family living, vacation, or a quality investment for tourism purposes.

The house has a net living area of 80.21 m², and its special value comes from the landscaped garden of 200 m² with a heated pool, sunbathing area, and space for comfortable outdoor living. The spacious terrace harmoniously connects to the outdoor space, making it an ideal place for relaxation, socializing, and enjoyment during the warmer months.

The interior of the house is designed to be practical and modern. It consists of an entrance hallway, kitchen with dining area, and an open-concept living room, with direct access to the terrace and landscaped yard. The sleeping area includes three bedrooms, one of which has its own bathroom and access to the yard, while an additional bathroom is provided for the other two bedrooms and guests.

For a pleasant temperature throughout the year, underfloor heating and air conditioning are ensured. The house is equipped with aluminum joinery with shutters, quality flooring, and carefully selected furniture, giving the entire space a modern and elegant impression.

The property includes two parking spaces.

Thanks to its quiet location, modern design, heated pool, 200 m² garden, and practical layout, this single-story house represents an excellent opportunity to purchase an attractive home in Istria or a secure investment for tourist rental.