**PARENTIUM PREMIUM REAL ESTATE**
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| **Code :** | 02372 |
| **Location :** | Poreč |
| **Building size :** | 137 m2 |
| **Lot size :** | 285 m2 |
| **Distance from center :** | 7000 m |
| **Distance from sea :** | 8000 m |
| **Number of floors :** | 1 |
| **Number of rooms :** | 3 |
| **Number of bedrooms :** | 2 |
| **Number of bathrooms :** | 2 |
| **Number of toilets :** | 1 |
| **Seaview :** | Yes |
| **Swimming pool :** | Yes |
| **Parking :** | Yes |
| **Electric heating :** | Yes |
| **Underfloor heating :** | Yes |
| **Air conditioning heating :** | Yes |
| **Year of construction :** | 2026 |
| **Energy efficiency :** | Not specified |

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| Price : | 400.000 € |

Located in a peaceful settlement near Poreč, this modern semi-detached house combines contemporary design, quality construction, and a functional layout, making it ideal for year-round living or as an investment for tourist rental.

The ground floor features a spacious open-plan living area that combines the kitchen, dining room, and living room with direct access to the terrace and landscaped garden. A storage room and a guest toilet add extra practicality to everyday life.

The upper floor consists of two comfortable bedrooms, each with its own en-suite bathroom, ensuring privacy and comfort. Both bedrooms have access to a covered terrace offering beautiful sea views and views of the surrounding landscape.

The private garden with a swimming pool provides the perfect setting for relaxation and enjoyment during the summer months. The house is equipped with underfloor heating and air-conditioning units in every room, ensuring maximum comfort throughout the year.

Thanks to its attractive location, modern architecture, and sea view, this property is an excellent choice for family living, holidays, or a secure investment.