



PARENTIUM PREMIUM
Real Estate

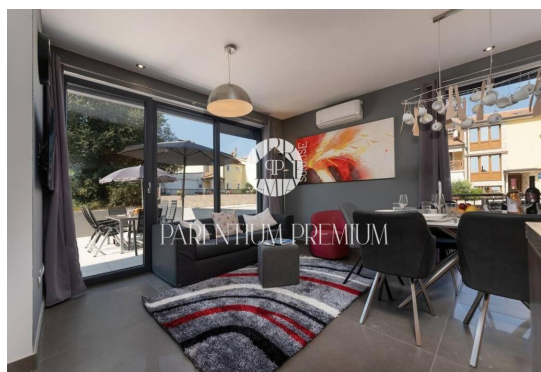
PARENTIUM PREMIUM REAL ESTATE

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 :	02453
Location :	Funtana
Building size :	136 m ²
Lot size :	40 m ²
Distance from center :	500 m
Distance from sea :	500 m
Number of floors :	2
Number of rooms :	4
Number of bedrooms :	3
Number of bathrooms :	2
Number of toilets :	1
Parking :	Yes
Basement :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2021
Energy efficiency :	A+

Price : 499.000 €

Funtana, modern house with 3 bedrooms, underfloor heating and only 500 m from the sea

In one of the most sought-after locations on the western coast of Istria, in Funtana, a modernly furnished terraced house with a total living area of 136.60 m² is for sale, situated in an excellent location, just 500 meters from the sea and well-maintained beaches. Thanks to the peaceful surroundings and the immediate proximity to restaurants, shops, beach bars, and all the amenities needed for everyday life, this property represents an excellent choice for family living, vacationing, or tourist rental.

The house spans three floors and is carefully designed to provide maximum functionality and comfort.

On the ground floor, there is a spacious open-space living area that combines a modern kitchen, dining room, and living room with access to the outdoor space, while a guest toilet is also located on the same floor.

The first floor houses two comfortable bedrooms and a modernly furnished bathroom.

The second floor is reserved for the master bedroom, which features its own bathroom and access to a private balcony, providing additional privacy and comfort.

A special value of this property is the electric underfloor heating installed throughout the house, which ensures a pleasant stay all year round and



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enhances the quality of living and energy efficiency.

Main features

- * 136.60 m² of living space
- * Terraced house
- * 3 floors
- * 3 bedrooms
- * 2 bathrooms + guest toilet
- * Electric underfloor heating throughout the house
- * Private balcony
- * Modern construction and functional layout
- * Only 500 m from the sea and beaches
- * Quiet and attractive location

Funtana is one of the most desirable places to live and vacation in Istria, known for its well-maintained beaches, promenades, top-notch restaurants, and rich tourist offerings. In the immediate vicinity is Poreč, one of the most famous tourist towns on the Adriatic, making this property an excellent investment for tourist rental, as well as an ideal home for year-round living.

If you are looking for a modern house in Istria, close to the sea, with quality furnishings and an excellent location, this property represents an opportunity you should not miss.

For more information or to arrange a viewing, feel free to contact us.