



Code :	01324
Location :	Poreč
House Type :	Semi-detached house
Building size :	168 m ²
Lot size :	350 m ²
Distance from center :	6000 m
Distance from sea :	6000 m
Number of floors :	3
Number of rooms :	5
Number of bedrooms :	4
Number of bathrooms / WC :	3 / 1
Number of parking lots :	2
Year of construction :	2024
Energy efficiency :	Not specified
Sea View :	Yes
Balcony :	Yes
Swimming pool :	Yes
Climate :	Yes
Satellite :	Yes
Heating :	Yes
Underfloor heating :	Yes
Depository :	Yes
Current implemented :	Yes
Conducted water :	Yes
Sewage implemented :	Yes
Building permit :	Yes

Price : 611.000 €

For sale is a semi-detached house currently under construction, featuring a swimming pool and a stunning panoramic sea view. The property is located just a 5-minute drive from the sea and the center of Poreč. The house comprises 3 floors; the ground floor, the first floor, and a high attic, and both houses are situated on a 700 m² plot.

The ground floor includes an open living room with a kitchen and dining area, a guest toilet, a storage room, and a laundry room. Internal stairs lead to the first floor, which consists of 3 bedrooms - one with its bathroom, while the other two share a common bathroom. Each bedroom has access to a terrace offering views of the sea and the surrounding greenery.

On the second floor (attic), a spacious bedroom with a bathroom and access to a terrace provides an expansive panoramic view of the sea. The property will also encompass 350 m² of land in front of the house, featuring a 24 m² heated swimming pool (8 x 3 m) and a paved sunbathing area. This area will be landscaped with grass and Mediterranean plants, complete with automatic irrigation. Additionally, each room will have air conditioning for heating and cooling, and the house will have floor heating installed.



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throughout.

As the house is still under construction, the future owner will have the opportunity to customize the interior ceramics, sanitary ware, and door colors according to their preferences, allowing them to design the house to their liking. The property also benefits from its proximity to shops, restaurants, schools, and other amenities, all within walking distance.