



Code :	01541
Location :	Poreč
House Type :	Semi-detached house
Building size :	45 m ²
Lot size :	531 m ²
Distance from center :	1000 m
Distance from sea :	500 m
Number of floors :	1
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms / WC :	1 / 0
Number of parking lots :	0
Energy efficiency :	C
Balcony :	Yes
Climate :	Yes
Furnished :	Yes
Current implemented :	Yes
Conducted water :	Yes
Sewage implemented :	Yes
Asphalted :	Yes
Building permit :	Yes

Price : 168.000 €

Located just 500 meters from the sea and 1 km from the center of Poreč, this small semi-detached house with a total area of 45.32 square meters is for sale in a quiet location that allows easy access to all amenities needed for daily life and a comfortable stay. The house consists of a covered terrace, a living room connected to the kitchen and dining area, two bedrooms, and a bathroom. Despite its smaller surface area, the layout of the rooms allows for a comfortable and practical stay. The joinery on the house has been replaced and mosquito nets have been installed, while heating and cooling are provided by an air conditioning unit located in the living room. The courtyard is shared with the neighboring house and is planted with various plants that provide natural shade and a pleasant ambiance. The sea, well-maintained beaches, restaurants, shops, and other amenities are within a few minutes' walk, making this property suitable for living, vacationing, tourist rental, or occasional stays throughout the year.