



Code :	01565
Location :	Poreč
House Type :	Semi-detached house
Building size :	115 m ²
Lot size :	190 m ²
Distance from center :	3000 m
Distance from sea :	3500 m
Number of floors :	2
Number of rooms :	5
Number of bedrooms :	3
Number of bathrooms / WC :	2 / 0
Number of parking lots :	2
Year of construction :	2007
Energy efficiency :	Not specified
Climate :	Yes
Heating :	Yes
Furnished :	Yes
Depository :	Yes
Current implemented :	Yes
Conducted water :	Yes
Sewage implemented :	Yes
Asphalted :	Yes
Building permit :	Yes

Price : 280.000 €

Exclusively listed with our agency! For sale is a spacious semi-detached house with a living area of 114.55 m² and a paved yard of approximately 190 m², featuring covered parking space for two vehicles. It is located just 3 km from the city center and the sea.

The house features a functional layout with ample space for family living. The ground floor consists of an entrance hall, a corridor leading into the living room and a separate kitchen, as well as an enclosed balcony that has been converted into a dining area. The ground floor also includes a bathroom and a small storage room under the stairs.

On the first floor, there are three spacious bedrooms and a large bathroom. One of the bedrooms opens onto a balcony, which is also enclosed and can be used as an additional multi-purpose space. A separate utility room houses the boiler, washer, dryer, and a water softener.

The property is being sold partially furnished. It is equipped with oil central heating and two air conditioning units, making it suitable for year-round living. Due to its spaciousness, practical layout, and quiet surroundings, it is ideal for a family looking for a comfortable home near Poreč, or for anyone seeking a private holiday home within easy reach of the sea and city amenities.