



Code :	00466
Location :	Poreč
House Type :	Detached house
Building size :	241 m ²
Lot size :	825 m ²
Distance from center :	3000 m
Distance from sea :	10000 m
Number of floors :	2
Number of rooms :	6
Number of bedrooms :	4
Number of bathrooms / WC :	3 / 1
Number of parking lots :	2
Year of construction :	2018
Energy efficiency :	Not specified
Balcony :	Yes
Internet :	Yes
Swimming pool :	Yes
Climate :	Yes
Satellite :	Yes
Heating :	Yes
Underfloor heating :	Yes
Furnished :	Yes
Depository :	Yes
Outdoor kitchen :	Yes
Video surveillance :	Yes
Fireplace :	Yes
Current implemented :	Yes
Conducted water :	Yes
Asphalted :	Yes
Building permit :	Yes

Price : 820.000 €

Detached house of 260 m², located in a small village 10 km from Poreč and from the sea.

The house is spread over three floors.

On the ground floor, there is a living room with an indoor fireplace, a kitchen with a dining area, and 2 bedrooms, one of which has its own bathroom and another bathroom.

The living room opens onto a spacious terrace with another fireplace and a pool measuring 10 x 3.5 m.

Upstairs there are two bedrooms and one bathroom and another spacious terrace.

On the lower floor (in the basement) there is a tavern with a large oak table, fireplace, and auxiliary kitchen, ideal for socializing with friends and family, sauna, gym, bathroom, and laundry.

The house is extremely well built, has indented underfloor heating (1st phase), is fully air-conditioned, has triple glazing for better isolation, electric



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shutters, mosquito nets, and a bio purifier instead of a septic tank. All these characteristics make it a very good investment both for life and for tourism. The garden with automatic irrigation is decorated with various Mediterranean plants and olive trees.