

## ELEGANTNA VILLA SA BAZENOM I WELLNESSOM, OKOLICA POREČA, Poreč, House



### Seller Info

Name: Dogma Nekretnine  
First Name: Dogma  
Last Name: Nekretnine  
Company Name: Dogma nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://dogma-nekretnine.com>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: F.LA GUARDIA 6  
Phone: +385 51 341 080  
Fax: +385 51 341 081  
About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in

Pula, Anticova 5 and in Zagreb,  
Ulica grada Vukovara 284  
(Almeria building D). Our  
teams are at your disposal in all  
locations!

## Listing details

### Common

Title:	ELEGANTNA VILLA SA BAZENOM I WELLNESSOM, OKOLICA POREČA
Property for:	Sale
House type:	detached
Property area:	300 m <sup>2</sup>
Lot Size:	1874 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	6
Bathrooms:	4
Price:	1.00 €
Updated:	Apr 15, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Poreč
City area:	Poreč
ZIP code:	52440

### Permits

Ownership certificate:	yes
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### Description

Description:	<p>The city of Poreč is located in the heart of the west coast of the Istrian peninsula, offers a rich cultural heritage with centuries of experience in hospitality and an excellent tourist offer. Regardless of whether you are a fan of sea and sun, beautiful green panoramic landscapes, outdoor activities or historical heritage, Istria offers something for everyone! Not far from the center and the first beaches, just a 15-minute drive away, this idyllic village is located as an ideal destination to escape from reality. On the edge of the village there is a beautiful and elegant villa with a swimming pool and a wellness area, with a total living area of 300m<sup>2</sup>. The ground floor consists of a spacious open space concept kitchen with dining and living rooms with access to a beautiful terrace with a completely open view, a sundeck and a heated saltwater pool of 36m<sup>2</sup>. Next to the swimming pool in a decently landscaped garden with automatic irrigation and outdoor lighting, there is a 50m<sup>2</sup> summer kitchen with storage space and a children's playground. Then, on the ground floor, there is a bedroom with its own bathroom, a guest toilet, a</p>
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laundry room, a storage room and a wellness area that includes a sauna, a hydromassage tub and a shower. On the first floor of this elegant villa, there are three more bedrooms, two bathrooms and an exit to the terrace with a view of the lush greenery and the sea in the distance. The villa is fully air-conditioned and equipped with underfloor heating. It provides complete comfort and is definitely a property worth attention! The proximity of all the necessary amenities make this location an excellent choice for an idyllic vacation during the summer months if you want to engage in tourist rentals and thus return the invested funds faster. For any additional information and/or viewing, contact with confidence licensed real estate agents with many years of experience in real estate transactions: LORENA KOGEJ Licensed agent Mobile 091/738-7200 Telephone 052/639-276 [lorena.kogej@dogma-nekretnine.com](mailto:lorena.kogej@dogma-nekretnine.com) SANDRA MILETIĆ Licensed agent Mobile 091/988-5843 Telephone 052/639-276 [sandra.miletic@dogma-nekretnine.com](mailto:sandra.miletic@dogma-nekretnine.com) ID CODE: IS105817

### Additional contact info

Reference Number: 439726  
Agency ref id: IS105817