

Eleganta vila s velikim vrtom(1.444m²) i bazenom (91m²), Poreč, House



Seller Info

Name: Agencija Europartner
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Last Name: Europartner
Company: Europartner d.o.o.
Name:
Service Type: Selling
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Region: Istarska županija
City: Poreč
City area: Poreč
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About us: Europartner is a licensed real estate agency based in Istria in the town of Poreč, an active member of the Croatian Chamber of Commerce.

Our mission is to fulfill the wishes of our clients, we listen to what you tell us and we are focused on realizing your wishes, which helps us with our many years of experience and acquired market knowledge.

Our Real Estate Portfolio is the result of our work and desire to be among the best, and our satisfied clients are the crown of our profession.

Our business does not end with the signing of the contract, we are still available to our clients for all other jobs from the moment of purchase to carefree

move into the desired property.

We speak: Croatian, English,
German, Italian

We are enrolled in:

Directory of real estate agents
in the Republic of Croatia,
pursuant to Article 12,
paragraph 2 of the Law on Real
Estate Brokering (Official
Gazette 107/07)
Register of Real Estate Brokers
in the Republic of Croatia,
pursuant to Article 2 of the Law
on Real Estate Brokering
(Official Gazette 107/07)

EUROPARTNER d.o.o
Istarskog Razvoda 1, 52440
Poreč
OIB: 68770135089
MBS: 130003427
Share capital: 20.000,00 HRK
The competent court:
Commerical court Pazin

Listing details

Common

Title:	Eleganta vila s velikim vrtom(1.444m2) i bazenom (91m2)
Property for:	Sale
House type:	detached
Property area:	402 m ²
Lot Size:	1444 m ²
Bedrooms:	6
Bathrooms:	4
Price:	1,150,000.00 €
Updated:	Jul 28, 2023

Condition

Newbuild:	yes
Condition:	Kept
Built:	2016

Location

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

Permits

Building permit:	yes
Ownership certificate:	yes

Additional information

Infrastructure:	Water, Air conditioner, Sewage, ADSL
Energy efficiency:	A+



Parking

Number of parking spaces:	4
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Description

Description:	<p>The seemingly small but urban village of Kukci hides a beautiful view of the sea, the lavender fields and the olive groves. The place has long been known for its rich tourist offer of luxury villas and apartments, where every guest finds his quiet corner to enjoy the holiday. The distance to the center of Porec is about 4 km and to the beautiful beaches of Porec it is only 3 km. In one of the streets the place Kukci is a refined villa, which is a mixture of contemporary architecture and design with a particular emphasis on ecological awareness. Elegance, luxury and sophistication are the main features of this villa. The villa consists of two floors with a total floor space of 402m². Lower level -Ground floor consists of "open space" area in which in exceptional synergy in layout of the house is a cozy living room with access to a large terrace and pool, discreetly separate kitchen and dining room which also have a pleasant stay on the outdoor terrace on the other Side of the villa. In the remaining part on the ground floor there is a bedroom with a bathroom with direct access to the garden and a beautiful area around the pool, a guest toilet, a storage room and a boiler room. The elegant interior staircase allows communication between the lower and upper floors and a large roof terrace with stunning views of the sea. On the first floor are three spacious bedrooms with bathrooms and a large balcony that extends over the entire length of the villa. The most spectacular part of this villa is certainly a huge roof terrace on two levels, here you can inhale the fantasy of summer nights with a beautiful view of the sea and the most beautiful sunsets. If you have not yet had a chance to stroll through</p>
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the "Paradise Gardens", you should definitely see the decoration of the 1,444 m² garden of this villa, which gives you the feeling of being in paradise, but if we add a pool here from 13m x 7m for adults and for the youngest of a children's pool and the summer kitchen of 50 m² with an outdoor fireplace, we round off this beautiful story. The villa is equipped with the latest heating and cooling appliances (solar panels, underfloor heating), video surveillance and high-quality indoor and outdoor lighting. Three bathrooms are equipped with saunas in addition to the sanitary equipment of well-known manufacturers. Custom ID: M-0556 Energy class: A+ Remark: Viewing the property is possible with the signing of the brokerage contract, which is the basis for further actions related to the purchase and sale, all in accordance with the Act on Brokerage in Real Estate Transactions. The agency commission is determined by the brokerage contract, and is payable after the conclusion of the sales contract.

Additional contact info

Reference Number: 465863
Agency ref id: M-0556
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