

## ISTRA, POREČ - Prekrasna vila s bazenom u blizini mora, Poreč, House



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: info@dux-nekretnine.hr  
First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then because we like to stay in touch

even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ISTRA, POREČ - Prekrasna vila s bazenom u blizini mora
Property for:	Sale
House type:	detached
Property area:	160 m <sup>2</sup>
Lot Size:	601 m <sup>2</sup>
Bedrooms:	5
Bathrooms:	3
Price:	890,000.00 €
Updated:	Jun 22, 2024

### Condition

Newbuild:	yes
Built:	2023

### 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>ISTRIA, POREČ - Beautiful villa with swimming pool near the sea Throughout the year in the city of Poreč you can find a place for rest, entertainment, sports, recreation, sightseeing of historical heritage and numerous tourist attractions. If you go on a trip, you can visit the Brijuni National Park, enter the Baredine underground cave, look through the telescope of the Višnjan observatory, see the beauty of the surrounding magical towns on the coast or in the interior of Istria, hang out with dinosaurs in the Dinopark, go down the slides in the largest water park in Croatia - Aquacolors and experience adrenaline on the karting track Motodrom Poreč. You can cycle or walk along the cycle paths along the sea coast, through the rural hinterland, through Mediterranean groves with the remains of castles, prehistoric forts, churches and rustic villas. About 10 kilometers from Poreč, and only 1 km from the beautiful beaches that the west coast of Istria offers, this beautiful, modern villa with a swimming pool is for sale! The villa is designed</p>
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as a multi-story building. The ground floor is decorated with a beautiful, large living space with a kitchen, dining room and living room. There is also a smaller bedroom, a toilet and a room that serves as a laundry room. The internal stairs lead to the first floor where there are 3 spacious bedrooms, each with its own bathroom for maximum privacy. Each room has access to its own balcony, from which there is an unobstructed view of nature and greenery, which reaches all the way to the sea. Beautiful glass walls give an additional atmosphere to every room and ensure enough sunlight. A beautiful 12.30 meter long swimming pool with a beach to enjoy in the warm summer months is located in the idyllic garden. Next to the pool there is also a covered area for relaxation - a summer kitchen with a lounge area of 24 m<sup>2</sup> and a jacuzzi. The heating is underfloor - a heat pump. This beautiful villa will leave you breathless, which is exactly why it is an opportunity not to be missed! Dear clients, the agency commission is charged in accordance with the General Terms and Conditions. [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 20598

### Additional contact info

Reference Number: 478695  
Agency ref id: 20598