

Poreč okolica - Samostojeća kuća s vrtom, Poreč, House



Seller Info

Name: Agencija Europartner
First Name: Agencija
Last Name: Europartner
Company Name: Europartner d.o.o.
Service Type: Selling
Additional Email: office@europartner.hr
Website: <https://www.europartner.hr>
Country: Croatia
Region: Istarska županija
City: Poreč
City area: Poreč
ZIP code: 52440
Address: Mate Vlašića 20
Mobile: +385 98 923 6402
Phone: +385 52 433 268
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:	Poreč okolica - Samostojeća kuća s vrtom
Property for:	Sale
House type:	detached
Property area:	200 m ²
Lot Size:	720 m ²
Bedrooms:	5
Bathrooms:	2
Cellar:	yes
Price:	460,000.00 €
Updated:	Jul 28, 2023

Condition

Condition:	Kept
Built:	2001

Location

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

Permits

Building permit: yes
Ownership certificate: yes

Additional information

Infrastructure: Water, Active telephone line,
Telephone installation, Sewage
Energy efficiency: B



Parking

Number of parking spaces: 6

Description

Description: Sale - Poreč area - Detached house with garden Located on the edge of the village on a plot of 720m2, surrounded by a garden full of Mediterranean fruits and flowers and an open view of beautiful nature, this house offers absolute privacy and peace. The living area of 200 m2 extends from the basement, ground floor to the first floor. In the basement there is a machine room and a storage room. Right at the entrance to the ground floor of the house, you will be delighted by the very spacious entrance hall that leads in all directions from the kitchen, which is discretely separated from the rest of the spacious living room with a fireplace, and the dining room, which, given its surface area, can accommodate a table for 12 people. from the hall is the entrance to two bedrooms, a bathroom and a guest toilet. An internal staircase leads to the first floor where there are two bedrooms and a bathroom. Both rooms have access to a large terrace of 60 m2 with a beautiful open view of nature and the sea. The house was built in 2001, it is well maintained, it offers central heating with a heat pump installed in 2021. The fenced yard consists of a paved parking lot for 5-6 cars, a canopy, a beautifully landscaped garden with several types of fruit and Mediterranean plants and offers enough space to build a swimming pool and a summer kitchen. It is an excellent location, 4.5 km from the sea and the center of Poreč, only a 5-minute drive to the city center and the beaches. The house is ideal for year-round living, but also for renting during the tourist season. Energy Certificate: "B" Ownership: private person, documentation in order without encumbrances Custom ID: M-0601 Energy

class: B 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: 487441
Agency ref id: M-0601
Contact phone: +385 (98) 923-6402