

ISTRA, POREČ - Moderna dizajnerska vila nedaleko grada, Poreč, House



Seller Info

Name: Agencija Dux nekretnine
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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
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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 - Moderna dizajnerska vila nedaleko grada
Property for:	Sale
House type:	detached
Property area:	214 m ²
Lot Size:	625 m ²
Number of Floors:	1
Bedrooms:	4
Bathrooms:	3
Price:	730,000.00 €
Updated:	Jun 25, 2024

Condition

Newbuild:	yes
Built:	2023

Location

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

Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes



Additional information

Energy efficiency:	A+
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Parking

Number of parking spaces:	2
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Description

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ISTRIA, POREČ - A modern designer villa near the town of Poreč Poreč is located on the west coast of the Istrian peninsula. Due to the Mediterranean climate, natural beauty and preserved cultural heritage, it is an ideal place to stay all year round. The city has 53 surrounding settlements where there are modern villas with swimming pools and apartment complexes, while in the very center you can find a variety of apartments and flats for sale, from rustic stone properties to luxurious new buildings. This modern, spacious villa with a swimming pool is located in a quiet area near Poreč. The villa is spread over three floors and its size will be 214m². The villa consists of a basement, ground floor and first floor. In the basement there will be a wellness area with sauna, gym and jacuzzi, while on the ground floor there will be a spacious living room connected to the kitchen and dining room according to the open space concept. Large glass walls will be installed through the entire living room and dining room, which will allow a large influx of sunlight, which will give the space itself a large source of light, a bedroom with its own bathroom and a storage room. The internal stairs lead to the first floor, where there will be two comfortable bedrooms, each with its own bathroom and a terrace with a view of the nature that surrounds the villa. The living room and dining room lead directly to the covered terrace where there is a swimming pool with a sun deck. The house will be heated by underfloor heating using a heat pump and at the same time will have heating and cooling of the walls, insulation will be 10 cm and air conditioning in every room. The villa will be prepared for video surveillance. The garden in front of the house will be planted and decorated with Mediterranean plants with irrigation, and the central place in the garden is occupied by a large swimming pool with a sunbathing area that allows full enjoyment on hot summer days. There is also a parking lot in the yard, and the villa will have a gate that can be centrally opened and closed by remote control. Not far from the village, there are restaurants, a school and a kindergarten, a post office, a shop, a pharmacy, a clinic and paths for a pleasant walk in nature. This is an ideal opportunity for an investment with the possibility of renting during the tourist season or for a family to create a warm home. Planned completion at the end of 2023 Dear clients, the agency commission is charged in accordance with the General Terms and Conditions. www.dux-nekretnine.hr/opci-uvjeti-poslovanja ID CODE: 21999

Additional contact info

Reference Number: 494517

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