

## Fantastična ponuda/ Paket od dvije kuće i veliko poljoprivredno zemljište, Sveti Lovreč, House



### Seller Info

Name: Agencija Europartner  
First Name: Agencija  
Last Name: Europartner  
Company: Europartner d.o.o.  
Name:  
Service Type: Selling  
Additional: office@europartner.hr  
Email:  
Website: <https://www.europartner.hr>  
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Region: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440  
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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:	Fantastična ponuda/ Paket od dvije kuće i veliko poljoprivredno zemljište
Property for:	Sale
House type:	detached
Property area:	142 m <sup>2</sup>
Lot Size:	7144 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	3
Price:	730,000.00 €
Updated:	Nov 06, 2023

### Condition

Condition:	Kept
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## Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Sveti Lovreč  
City area: Sveti Lovreč  
ZIP code: 52448

## Permits

Ownership certificate: yes

## Additional information

Infrastructure: Water, Air conditioner



## Parking

Number of parking spaces: 4

## Description

Description: This beautiful stone house is certainly the one that, in addition to rest, will recharge the batteries of every visitor, bring back the shine, smile and knowledge of how little things make us happy. Its rustic exterior, which celebrates the traditional construction of stone houses in Istria, will win you over at first sight, just like the splendor of greenery that creates its meticulously arranged garden. Every detail of the house's environment and interior is decorated with great care and concern for those charming moments. They make such a space extremely warm and attractive. The house covers an area of 142 m<sup>2</sup> and consists of a ground floor and a first floor. The ground floor of the house offers a spacious open space concept that includes a kitchen with a small pantry, a living room and a dining room, as well as a guest toilet and an exit to the outside covered terrace. On the first floor, there are three spacious bedrooms, one of which has its own bathroom, while the other two rooms share a common bathroom located in the hallway. The central part of the landscaped garden is occupied by a heated swimming pool with deckchairs with enough space for rest and sunbathing, and a beautiful yard with plenty of space for adults or children to play and have fun. What is very interesting is the location of the house, which ensures absolute privacy, especially if we bear in mind that in front of the house there is an agricultural plot of approx. 7144 m<sup>2</sup>. This house skillfully combines the charm of the interior space with the beautiful environment and outdoor facilities. It is also important to note that this house is very interesting due to its location near the towns of Vrsar, Poreč and Rovinj. Custom ID: D-128 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: 538717  
Agency ref id: D-128  
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