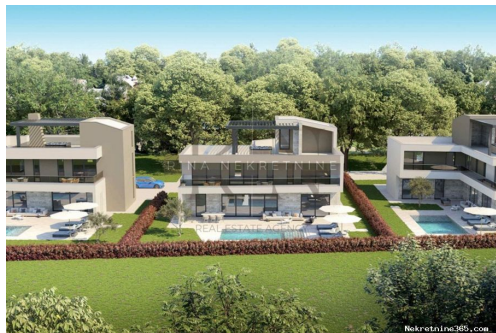


ISTRA - POREČ - EXKLUZIVNA PRODAJA! VILLA SA POGLEDOM NA MORE!, Poreč, House



Seller Info

Name: Rina nekretnine
First Name: Rina
Last Name: nekretnine
Company Name: Rina Nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://www.rina-nekretnine.hr>
Country: Croatia
Region: Grad Zagreb
City: Zagreb
ZIP code: 10000
Address: Lanište 1
Mobile: 00385 91 2848 310
Phone: 00385 1 638 2643
About us: Rina Nekretnine d.o.o. obiteljska firma koji je poslovanje nekretninama započela 2012, kao Rina obrt.

Stalna želja za stručnim i profesionalnim napredovanjem od samih početaka bila je motiv za usavršavanjem znanja i vještina svih naših djelatnika redovitim educiranjem u poslovanju nekretninama, a što sve pratimo izrazito jakim marketingom.

Svim našim klijentima pristupamo s puno empatije, stručno, profesionalno i nadasve detaljno, što je rezultiralo xxx uspješno realiziranih kupoprodaja te smo uspješno stvorili prepoznatljivo ime u svijetu nekretnina Rina Nekretnine.

Naziv: Rina Nekretnine d.o.o.
za usluge

Skračeno: Rina Nekretnie
Sjedište: Lanište 1 j, Zagreb,
uredi poslovanja: Lanište 1 i,
Zagreb i 8.Mart br. 5, Poreč
OIB: 49079315133

Reg No.: 93/2023

Listing details

Common

Title: ISTRA - POREČ - EXKLUZIVNA PRODAJA! VILLA SA POGLEDOM NA MORE!
Property for: Sale
House type: detached
Property area: 278 m²
Lot Size: 671 m²
Bedrooms: 5
Bathrooms: 4
Price: 1,300,000.00 €
Updated: Jul 01, 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

Additional information

Energy efficiency: In preparation



Heating

Central heating: yes

Parking

Number of parking spaces: 2

Description

Description:

ISTRIA - POREČ Not far from the city of Poreč is this beautiful villa with a breath-taking view of the sea and the surrounding Istrian towns! In an extremely quiet street surrounded by modern villas and smaller residential urban buildings with vehicular access to the villa and an unobstructed view of the sea are some of the essential features of this villa. The villa itself is located on a plot of 671 m². Distance from the beach 2700m, distance from the small center 300m, an area extremely rich in gastronomy with excellent restaurants and wineries nearby. The net area of the villa is 224m² + uncovered and covered terraces. It consists of a ground floor, a first floor and a roof terrace. **GROUND FLOOR** - guest toilet, utility room (laundry room), technical room and storage room, wellness room with sauna and shower and its own exit to the covered terrace, open space living room with kitchen and dining room of up to 57.50m² and exit to a beautiful paved terrace with a floor area of 41.77 m². Arranged sunbathing area and swimming pool. **FLOOR** - four en suite bedrooms with their own bathrooms, of which three bedrooms have access to a beautiful covered and partially uncovered terrace of up to 36.50m² floor area, while one has access to its own terrace. **ROOF TERRACE** - exit to a beautiful roof terrace designed for full enjoyment of summer evenings with a covered summer kitchen and a terrace with a jacuzzi tub - total floor area 57.87m² *Of course, all the listed floor areas of the terraces are calculated according to their coefficient, which in these cases is mostly 0.50, except for uncovered terraces 0.25.* Underfloor heating (heat pump), each room has an air conditioning unit, additional heating via fireplace, thermal insulation 10 cm. Aluminum three-layer external carpentry, solid wood internal carpentry. Alarm and video surveillance. The villa is under construction and the expected completion is in 2024. Extremely high-quality construction with quality materials. The investor has a long-standing successful tradition in construction. **PRICE** 1,300,000 EUR Contact us with confidence! RINA +385 99 640 1751 ID CODE: 1430

Additional contact info

Reference Number: 557567

Agency ref id: 1430