

## Dizajnerska vila okružena prirodom, Poreč, 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  
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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:	Dizajnerska vila okružena prirodom, Poreč
Property for:	Sale
House type:	detached
Property area:	251.0 m <sup>2</sup>
Lot Size:	1445.0 m <sup>2</sup>
Bedrooms:	5
Bathrooms:	4
Price:	1,200,000.0 €
Updated:	Mar 13, 2024

### Condition

Newbuild:	yes
Condition:	Kept
Built:	2019

## Location

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

## Permits

Ownership certificate: yes

## Additional information

Infrastructure: Water, Active telephone line, Air conditioner, Telephone installation



## Parking

Number of parking spaces: 2

## Description

Description: If you have dreamed of living in an impressive designer villa surrounded by nature and at the same time close to all the facilities necessary for a conforming life, we offer you this unique property for sale. As you can see from the pictures, this villa is specially designed, it could be said that it is a work of art. The villa covers an area of 251 m<sup>2</sup> and exudes minimalism, it is very spacious and full of natural light due to the impressive glass walls and the building structure itself. It is designed as one residential unit that extends over two floors. The main entrance to the house is on the upper floor. The floor consists of four bedrooms, each with access to one of the loggias, four bathrooms, one of which contains a sauna, a laundry room and an entrance area that is basically a hallway with a staircase. The lower floor consists of an open space concept that unites the living room, dining room and kitchen. On the lower floor, the specificity is made by the sliding glass walls from which you can access the covered terrace towards the sunbathing area and the swimming pool. There is also a guest toilet and a technical room on the lower floor. On the same level as the lower floor, there is also a summer kitchen with an open fireplace and storage, which allows you to stay outdoors, socialize with Istrian food and drinks with family and friends. The yard is fenced, minimalistic, which allows for easier maintenance. On the level with the upper floor, there is parking for two vehicles, as well as access to the lower floor and the yard via an external staircase. Heating and cooling is regulated by central heating, heat pump, air conditioners.

## Additional contact info

Reference Number: 579257  
Agency ref id: D-193  
Contact phone: +385 (91) 268-2467