

## Poreč 5km, nova vila s bazenom , moderan dizajn, 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  
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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:	Poreč 5km, nova vila s bazenom , moderan dizajn
Property for:	Sale
House type:	detached
Property area:	140.0 m <sup>2</sup>
Lot Size:	520.0 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	3
Price:	625,000.0 €
Updated:	Apr 22, 2024

### Condition

Newbuild:	yes
Condition:	Kept
Built:	2023

## 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, Air conditioner, Sewage



## Parking

Number of parking spaces: 3

## Description

Description: Close your eyes for a moment and imagine the peace you need so much after a busy day, the greenery around you, chirping birds and clean air. Imagine a new house of modern architecture immersed in nature, with a pool in front of it and a garden surrounding the house. In our offer, we offer you exactly such a house. Located at a distance of 5 km from the center of Poreč, on the outskirts of the village. On one side it borders a small olive grove and a green area, while on the other side there are the first neighboring houses. This newly built house is detached and located on a plot of 520 m<sup>2</sup>. The living area of 140 m<sup>2</sup> extends over two floors: the ground floor and the first floor. As soon as you step into the ground floor, the view stops at the spacious living room, kitchen and dining room integrated into a unique whole of open space with large glass walls, one bedroom with a bathroom, a storage room and a guest toilet. Communication between floors is solved by a modern internal staircase. A very sunny area on the first floor offers a sleeping area; one bedroom with a bathroom and access to a balcony with a beautiful view of the sea, while the second room has a bathroom in the hallway. The central part of the yard is dominated by a large swimming pool with a sunbathing area and a summer kitchen area, as well as 3 parking spaces. Heating: underfloor throughout the house Cooling: 4 air conditioners (one in each room) Insulation: Styrofoam 10 cm In the hope that we have briefly described this house, all we have to do is invite you to view this beautiful property.

## Additional contact info

Reference Number: 595006  
Agency ref id: L-0669  
Contact phone: +385 (95) 353-6359