

Poreč-eksluzivna vila modernog dizajna 1. red do mora, Poreč, House



Seller Info

Name: Art Living Real Estate

First Name: Art Living Last Name: Real Estate

ART LIVING REAL ESTATE Company

Name:

Service Type: Selling and renting

Country: Croatia

Region: Istarska županija

City: Umag ZIP code: 52470 Address: Pozioi 1g

Mobile: +385 91 784 80 83 Phone: +385 91 784 80 83

About us: Art Living Real Estate is an

authorised licensed real estate

agency, registered in the

Register of Real Estate Agents at the Croatian Chamber of Commerce, which with its professional approach and a team of licensed agents represents its clients by providing top real estate services. Contact us with confidence and see for yourself our expertise and quality.

Our services to buyers:

consulting on the situation on the real estate market and presentation of real estates in

our office

field tour of selected real estate real estate documentation check

negotiating sales

legal support (sales contract, pre-contracts, registration) transfer of utility obligations (electricity, water, etc.), Our services to sellers:

property overview real estate estimate photographic services consulting on the real estate's market value verification of real estate documentation (ownership certificate, construction and use permit) signing a real estate mediation contract advertising real estate on our website and other leading domestic and world websites additional attention is paid to the real estate for which we have an exclusive mediation contract in marketing advertising and investment

72/2022 Reg No.:

Listing details

Common

Title: Poreč-eksluzivna vila modernog dizajna 1. red do mora

Property for: Sale House type: detached Property area: 350 m² Lot Size: 500 m²

Number of Floors: 1 Bedrooms: 4 4 Bathrooms:

Price: 1,650,000.00 € Updated: Nov 12, 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 Ownership certificate: yes

Additional information

Energy efficiency: In preparation



Parking

Number of parking 2

spaces:

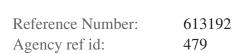
Description

Description:

Porec For sale: a beautiful luxury villa with a swimming pool under construction in a TOP location, first row to the sea (300 m) with a beautiful view of the sea. The villa is located in a quiet location and is surrounded by nature and greenery. It is only 2 km from the center of Poreč and 55 km from Pula airport. This charming villa with a total area of 350 m2 with a garden area of 500 m2 extends over two floors, ground floor and first floor. On the ground floor there is a spacious living room with a dining room and an open kitchen and a bathroom. From the living room, there is direct access to the beautifully decorated and covered terrace, as well as the swimming pool and sunbathing area. The first floor is accessed by an internal staircase where there are 3 bedrooms, each with its own bathroom. Each room has access to a covered terrace with an open view of the sea. The uniqueness of the villa is that it has a beautiful and spacious roof terrace with a stunning view of the sea. In addition to its attractive modern design, it also stands out for its excellent selection of materials, which provides complete comfort. Floor heating is installed in all rooms. The yard of the villa is fenced and fully decorated. The villa also has two private parking spaces. TOP location, first row to the sea and exceptional design, make this property an ideal opportunity for anyone looking for a higher level of luxury, which is reflected in spaciousness, comfort, design, style, architecture and additional facilities. This beautiful property can be adapted both for family life and for rental for tourist purposes. Ownership in order. Turnkey purchase, completely finished and ready to move in, without furniture. Planned completion of works in 2024. PROPERTY CHARACTERISTICS New construction Swimming pool Air conditioners Sea view Underfloor heating in all rooms Fenced plot Proximity to the sea 300 m Peaceful surroundings The commission of the agency for the buyer is 3% + VAT and is paid in the case of real estate purchase at the conclusion of the sales contract ID CODE: 479

Additional contact info





Contact phone: 091 784 8083