

Poreč, okolica, Prekrasna kamena kuća sa velikim bazenom i okućnicom, Poreč, House



Seller Info

Name: Art Living Real Estate
First Name: Art Living
Last Name: Real Estate
Company Name: ART LIVING REAL ESTATE
Service Type: Selling and renting
Country: Croatia
Region: Istarska županija
City: Umag
ZIP code: 52470
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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

Reg No.: 72/2022

Listing details

Common

Title: Poreč, okolica, Prekrasna kamena kuća sa velikim bazenom i okućnicom
Property for: Sale
House type: detached
Property area: 445 m²
Lot Size: 2600 m²
Number of Floors: 1
Bedrooms: 7
Bathrooms: 3
Price: 700,000.00 €
Updated: Jul 04, 2024

Condition

Built: 2007

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 spaces: 4
Covered parking space: yes

Description

Description:

Istria, Porec, Visnjan A beautiful stone house with wooden details and a large pool is for sale. The house is located in a quiet location surrounded by nature and greenery. It is 15 km away from the ugly Porec and the sea. 40 km from the border crossing and 60 km from the airport (Portorož, Pula,). This charming house with a total area of 445 m² with a large garden of approx. 2600 m², consists of ground floor and first floor with a gallery and two spacious terraces covered and uncovered. The ground floor has a living room with dining area and open fireplace and a separate kitchen and a large covered terrace with dining table and barbecue in front of which is a landscaped yard and direct access to a large pool of 72 m² surrounded by sun loungers and lounge area. On the ground floor there is also a wellness area with a hot tub and fitness equipment and sauna. The first floor is accessed by external wide stone stairs, and there are, hallway, four bedrooms, two with private bathroom and two with shared bathroom, large terrace with beautiful views of the countryside and garden. Also on the first floor is a separate apartment consisting of a kitchen, dining room, bedroom and bathroom. Stairs lead to the gallery with one smaller bedroom. Also on the large yard of this beautiful house are located a children's playground with rich content. The house has several private covered parking spaces and is sold fully furnished. Quiet and beautiful location, fenced plot and many rich facilities, makes this property an ideal opportunity for anyone looking for a beautiful house with a large garden in an attractive location that can be adapted for family life and for tourist purposes. The total plot area is 2600 m², of which the construction plot is 1500 m². Ownership tidy. **PROPERTY CHARACTERISTICS** Large pool 72 m² Wellness area Sauna Hot tub for 4 people Outdoor barbecue Kids playground Air conditioners Fenced plot Peaceful surrounding Close to all relevant facilities The commission of the agency for the buyer is 3% and is paid in case of purchase of real estate at the conclusion of the sales contract ID CODE: 173

Additional contact info

Reference Number: 613245

Agency ref id: 173