

ISTRA, POREČ (okolica) - Moderna dvojna kuća u izgradnji, Poreč, House



Seller Info

Name: Agencija Dux nekretnine
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First Name: Agencija
Last Name: Dux nekretnine
Company Name: DUX NEKRETNINE d.o.o.
Service Type: Selling and renting
Country: Croatia
Region: Primorsko-goranska županija
City: Rijeka
ZIP code: 51000
Address: Tizianova 8
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About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then because we like to stay in touch

even after the contract is signed
- because our mission is more
than just a job.

Listing details

Common

Title:	ISTRJA, POREČ (okolica) - Moderna dvojna kuća u izgradnji
Property for:	Sale
House type:	semi-detached
Property area:	111 m ²
Lot Size:	450 m ²
Bedrooms:	4
Bathrooms:	2
Price:	460,000.00 €
Updated:	Jul 12, 2024

Condition

Newbuild:	yes
Built:	2024

Location

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

Permits

Ownership certificate:	yes
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Additional information

Energy efficiency:	A+
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Parking

Number of parking spaces:	2
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Description

Description:	ISTRIA, POREČ (surroundings) - Modern semi-detached house under
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construction An unmissable pearl on the Istrian peninsula, a city that is almost two thousand years old, rich in history and culture. The Austrian steamship company Lloyd from Trieste opened a tourist route in 1844 that included Poreč. Already in 1845, the first tourist guide with a description and pictures of the city was printed. The Austro-Hungarian aristocracy discovered it in 1866, when the Austrian Archduchess Stephanie introduced the city to the wider public by sailing into the Port of Poreč on her yacht Phantasy. Archduke Karlo Stjepan and Archduchess Maria Theresa of Austria spent their holidays here in 1867, while Karlo Ludvig came in 1868. The oldest hotel and trademark of Poreč's tourism history is the Riviera, built in 1910. Later, Parentino and other hotels were built. Today, the sunny city with a mild climate and pleasant sea temperature is one of the most visited locations for both foreign and domestic tourists. Poreč, known as a place of luxury, culture, excellent cuisine, excellent beaches and unforgettable nature, sets new records in the number of overnight stays every year, tourists are always happy to return. Thus, Poreč today occupies a place at the very top of the most desirable locations in Croatia. This modern house with a swimming pool will be located in a quiet place only 12 km from the city of Poreč, and only 7 km from the first beaches. The building plot is the last in the construction zone. The plan is to build four identical one-story houses. The area of each house is 111m², of which 89m² is living space and 22m² is a covered terrace. The house consists of an entrance hall, a kitchen with a dining area, a bathroom, a spacious living room, and 3 bedrooms, one of which has its own bathroom. From the living room there is access to a covered terrace and a sun deck and swimming pool. Heating is planned via air conditioning. houses will have a built-in chimney and a pellet or wood stove can be installed if desired. The garden in front of the house will be planted and decorated with Mediterranean plants, and the central place in the garden is occupied by a swimming pool with a sunbathing area that allows full enjoyment on hot summer days. All facilities for life, from school, kindergarten, shop, post office, restaurants, bicycle path, walking path, are located in the place where the villas will be built. Considering that the villa is in the beginning of construction, the buyer has the right not to make individual changes. The planned start of construction is the fall of 2024. Due to its exceptional location and the nature that the villa will be surrounded by, as well as the facilities that the place provides, this property is an ideal investment for family life. Dear clients, the agency commission is charged in accordance with the General Business Conditions: www.dux-nekretnine.hr/opci-uvjeti-poslovanja ID CODE: 31949

Additional contact info

Reference Number: 623990
Agency ref id: 31949