

ISTRA, POREČ - Romantično imanje na samo 4 kilometara od mora, 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
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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:	ISTRA,POREČ - Romantično imanje na samo 4 kilometara od mora
Property for:	Sale
House type:	detached
Property area:	281 m ²
Lot Size:	770 m ²
Number of Floors:	2
Bedrooms:	10
Bathrooms:	3
Price:	1.00 €
Updated:	Oct 30, 2024

Condition

Built:	1960
Last renovation:	2018

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:	In preparation
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Parking

Number of parking spaces:	3
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Description

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ISTRIA, POREČ - Romantic estate with authentic stone houses and a swimming pool just 4 kilometers from the sea We proudly present to you these two high-quality, authentic Istrian stone houses located in an ideal and quiet location, just a few short minutes' drive from the beautifully landscaped beaches and the center of the unmissable town of Poreč. The houses have been renovated to a high standard in authentic Istrian style, and exude the romance and warmth of a real family home. This estate welcomes its future owners in an interestingly designed space that is maximally used in a way to ensure a high level of comfort, privacy of each room and excellent communication between the interior of the house and the beautifully landscaped yard. Come with us to this excellent and rare opportunity, and let this beautiful property surprise you as it did us. **PROPERTY DESCRIPTION:** These are authentic Istrian houses with 281 m² of living space, which are located on a private and maximally landscaped Mediterranean garden with a total area of 770 m². Each room is organized in such a way as to offer maximum comfort and a sense of peace and privacy. From a quiet street without a lot of traffic, the access to the wonderful fenced yard leads to the larger main house. The ground floor of the house is an open concept in which there is a spacious kitchen with a dining room, and a spacious living room with a fireplace. There is also a bathroom and stairs leading to the first floor. The ground floor also has access to the second courtyard where there is a summer kitchen, swimming pool and beautifully landscaped surroundings. On the first floor of the house there are two bedrooms, a third room that can be used as an office, reading room or bedroom, and a bathroom. The second stone house has parking and an entrance on the other side, so there is enough privacy. This stone house is located in a well-established tourist rental. It consists of two floors. On the ground floor there is a kitchen, a living room and a toilet with access to the terrace, while on the first floor there are two bedrooms. It is a property that breathes energy from another time, which means that it has a special character and gives the real feeling of a former family home. This property will be ideal for all those who like a more rustic style of decoration and construction. **GROUND DESCRIPTION:** The houses are located on a comfortable plot of 770 m², which is completely fenced and safe from view. The villa's grounds are fully landscaped with numerous Mediterranean plants that create a special atmosphere during your stay in the open air. The owners take great care of the garden. You don't have to worry about your youngest family members and pets, because there is enough green space in the garden, safe for carefree play and fun. Next to the swimming pool there is also a beach with deckchairs and a sunbed ideal for relaxing with a glass of your favorite wine, and a summer kitchen. **ADDITIONAL INFORMATION:** * Houses are sold furnished with all high-quality furniture. * Property is neat. 1/1, the property has all the necessary documentation. *Heating is provided by underfloor heating on the ground floor and radiators on the first floor. There is also a fireplace in the living room. **LOCATION DESCRIPTION:** This property is located in an ideal location for a safe and peaceful family life or for a pleasant rental for tourists during the summer season. It is located almost on the edge of a smaller settlement, only a few

minutes' drive from beautiful and well-kept beaches and the strict center of Poreč. Likewise, all the facilities needed for everyday life, such as shops, restaurants and the like, are located in the immediate vicinity. * Strict center of Poreč: 4 km * Organized beaches: 4 km * Shops: 1 km * Restaurants: from 1 km onwards * Istrian upilon (motorway): 5 km In short, we are sure that this property will surprise you with its special character and feeling of a real family home. In addition, this property represents an excellent opportunity for all those who are looking for a more special opportunity to develop a slightly different style of tourism, with a secure return on investment. For any additional questions, necessary information or wish to organize an appointment to view the property and its location, feel free to contact us with confidence. Dear clients, the agency commission is charged in accordance with the General Business Conditions: www.dux-nekretnine.hr/opci-uvjeti-poslovanja ID CODE: 33098

Additional contact info

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