

Istra - Poreč, šarmantna prizemnica sa bazenom, Poreč, House



Seller Info

Name: Kaiser Immobilien
First Name: Kaiser
Last Name: Immobilien
Company Name: Kaiser Immobilien d.o.o.
Service Type: Selling and renting
Website: <https://kaiser-immobilien.hr/>
Country: Croatia
Region: Primorsko-goranska županija
City: Opatija
ZIP code: 51410
Address: Maršala Tita 97
Mobile: 00385992140008
Phone: 0038551823491
About us: The professional team of experts for exclusive real estate of the agency KAISER IMMOBILIEN becomes a partner for clients in a pleasant, undisturbed, discreet and intimate atmosphere. We strive to meet the highest standards and with great commitment we find the perfect property for you. With our expertise, dedication, our instinct and knowledge of the regional market, you can build your dream property in the locations of Kvarner, Istria, Dalmatia and the whole of Croatia. We advise you from the first appointment to the conclusion of the contract and beyond. Each client is approached individually with maximum trust.

The founders of the agency are Silvija Panuccio and Dean Luić.

Leave it to our team of experts who know every challenge on

the way to the best real estate.

Our focus is quality, safety and finding the perfect property for the money invested.

Reg No.: 133/2024

Listing details

Common

Title:	Istra - Poreč, šarmantna prizemnica sa bazenom
Property for:	Sale
House type:	detached
Property area:	85 m ²
Lot Size:	1063 m ²
Bedrooms:	3
Bathrooms:	2
Price:	465,000.00 €
Updated:	Oct 03, 2024

Condition

Built: 2015

Location

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



Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes

Additional information

Energy efficiency: In preparation

Description

Description: Kaiser Immobilien offers for sale a beautiful one-story house near the town of Poreč. On the West coast of Istria, near the largest vineyards and the best olive oils, near the city of Poreč and the most beautiful beaches, this charming one-story house with a swimming pool and a spacious garden is located. This beautiful modern house is located on an independent plot, in a small rural area, close to all

the most important amenities for life, in complete privacy and comfort of life given its location. It has 85 m² of residential square footage on a plot of 1063 m². All the contents of living are arranged on the ground floor of the house, with plenty of sunlight and daylight penetrating through large glass walls. At the very entrance there is an entrance hall from which you enter the living room connected to the kitchen and dining room. The house has two bedrooms and two bathrooms. One bathroom belongs to one bedroom. The entire space is heated via air conditioning, and thanks to the glass walls, the space is constantly kept at a moderate temperature during sunny days. In the living room there is a fireplace that further beautifies the space, and there is a possibility of installing a pellet stove. The entire space is equipped with specially selected furniture, as well as additional modern lines and lights that give a special attractive appearance. The house is sold furnished. The terrace is decorated with a modern covered lounge area for dining and relaxing, where there is also a barbecue. The lawn is well maintained, as is the pool and the area around the pool. The special feature of the property is an additional part of the yard that is unused and offers the possibility of building another property if there is a need for it. This beautiful one-story house is rented out in the summer and offers the possibility of additional income. Distance of the property to the city: Poreč - Pula Airport, 45 km Poreč - Ljubljana, 162 km Poreč - Vienna, 544 km Poreč - Prague, 868 km Poreč - Munich, 565 km If you want this beautiful one-story house to become your new home, or is needed for touristic purposes in the form of renting., contact the agent on the phone number 00385 923782803, or on the email address: ivana@kaiser-immobilien.hr. Agency commission is 3% + VAT. ID CODE: 113-141

Additional contact info

Reference Number: 648010
Agency ref id: 113-141