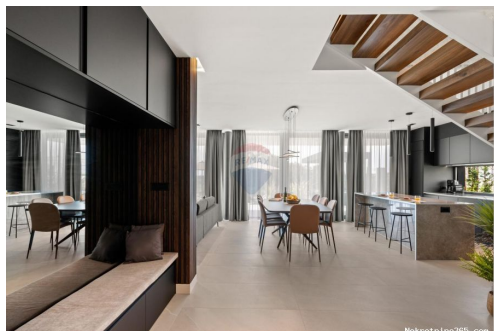


Poreč okolica, vila s korovnom terasom, Poreč, House



Seller Info

Name: ReMax Centar nekretnina

First Name: ReMax

Last Name: Centar nekretnina

Company Name: ReMax Centar Nekretnina

Name:

Service Type: Selling and renting

Website: <https://www.remax-centarnekrtnina.com>

Country: Croatia

Region: Primorsko-goranska županija

City: Rijeka

ZIP code: 51000

Address: Krešimirova 12a

Phone: 0038551635350

About us: RE / MAX Real Estate Center is the largest RE / MAX franchisor in Croatia with 8 offices in the following cities: Zagreb, Rijeka, Pula, Poreč, Umag, Rovinj, Opatija and Crikvenica. For more than 12 years, Re / max Real Estate Center has been operating as a local expert in areas where it operates with over 90 sales representatives.

The company is focused on providing the highest quality and most personalized real estate buying and selling services to its clients. A reliable advisor for the Croatian real estate market, Re / max Real Estate Center is determined to maintain strict standards of excellence through continuous indicators of success in real estate sales and by supporting the value of the Re / max brand.

Reg No.: 656/2009

Listing details

Common

Title:	Poreč okolica, vila s korovnom terasom
Property for:	Sale
House type:	detached
Property area:	204 m ²
Lot Size:	459 m ²
Number of Floors:	2
Bedrooms:	5
Bathrooms:	5
Price:	1,575,000.00 €
Updated:	Oct 08, 2024

Condition

Newbuild:	yes
Built:	2023

Location

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



Additional information

Energy efficiency:	A
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Description

Description:	<p>A detached villa with a swimming pool and a view of the sea on an area of 1015 m² is for sale. The villa was built in classic construction, of top quality, the gross area is 270 m², while the internal net living space is 204 m². The ground floor consists of an entrance hall, a bedroom with a separate bathroom, a staircase for access to the first floor and a roof terrace of 50.17 m², a living room with a bio fireplace for a complete atmosphere, equipped with high-quality Italian furniture. A kitchen with all the necessary built-in appliances, an island with a ceramic worktop and a spacious dining room, bedrooms with their own bathrooms, equipped with beds and built-in wardrobes, a desk and a guest toilet, a bathroom and a custom-made Finnish sauna, technical rooms with a laundry room and storage and external toilet. Carpets of exceptional quality have been installed in every room, and part of the walls are lined with Lamelio Milo slats in walnut color. On the first floor, there are three bedrooms with separate bathrooms and another room that you can use according to your wishes and needs. Heating via an air-water heat pump, underfloor heating in all rooms, possible control via Wi-Fi network. Also, equipped with two outdoor and six indoor units with technology for</p>
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comfortable air flow and the possibility of remote control. Built-in alarm for water leakage and fire detector, high-end alarm system with motion sensor, built-in water softening system. White facade, 10 cm Styrofoam and cladding of hand-hewn Istrian stone. Wallbox charger for charging electric cars 22 kW power. The roof terrace is designed to provide maximum comfort and relaxation. It contains an outdoor bar, a sunbathing area and a hot tub with a cover for five people and as many as 42 jets and maintenance equipment. The surroundings of the villa have been carefully arranged to allow outdoor enjoyment, and there is a spacious outdoor heated pool of 36 m² with a decorative pool and a covered terrace. On the front terrace there is seating, a fire pit and indirect LED lighting. Next to the pool there is a canopy with a built-in gas grill, a boiler for preparing water for the shower, an outdoor bar and the necessary lighting. The garden horticulture will be completely arranged with an irrigation system and decorative lighting. Parking for three cars with an area of 40 m² is provided. An exclusive villa with a perfect sea view, suitable for tourist rental or for a comfortable family life. Completion of the construction and obtaining the use permit is planned by the end of October 2023.
ID CODE: 300391030-361

Additional contact info

Reference Number: 653349
Agency ref id: 300391030-361
Contact phone: +385 91 641 7006