

## ELEGANTNA VILLA OPASANA MASLINICIMA, OKOLICA POREČA, Poreč, House



### Seller Info

Name: Dogma Nekretnine  
First Name: Dogma  
Last Name: Nekretnine  
Company Name: Dogma nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://dogma-nekretnine.com>  
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in

Pula, Anticova 5 and in Zagreb,  
Ulica grada Vukovara 284  
(Almeria building D). Our  
teams are at your disposal in all  
locations!

## Listing details

### Common

Title:	ELEGANTNA VILLA OPASANA MASLINICIMA, OKOLICA POREČA
Property for:	Sale
House type:	detached
Property area:	195 m <sup>2</sup>
Lot Size:	751 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	5
Bathrooms:	4
Price:	1,100,000.00 €
Updated:	Oct 29, 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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### Description

Description:	<p>A villa in Kaštelir-Labinci sounds like a corner of paradise on the west coast of Istria. To be built on a plot of 751 m<sup>2</sup>, this villa exudes elegance and comfort, offering a perfect blend of modern design and traditional Istrian charm. On the ground floor of the villa, guests will find a spacious living area with a kitchen, dining room and comfortable living room. Large glass walls allow plenty of natural light and offer a wonderful view of the surroundings. The living room leads to a covered terrace, the perfect place to relax or enjoy outdoor meals. There is also a guest toilet. The ground floor also includes a staircase, a technical room, sanitary facilities, the stairs lead you to the first floor where there are 4 bedrooms with their own bathrooms. The grounds of the villa are full of opportunities for relaxation and fun. It has a beautiful swimming pool, ideal for refreshing on hot summer days. Also, the area around the villa offers the opportunity to arrange it according to the wishes and needs of the guests. The location of this villa is an additional reason to be delighted. Located in a quiet settlement, surrounded by</p>
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olive groves and vineyards, it offers a feeling of authentic Istrian life. The distance of only 10 km from the popular tourist destination of Poreč makes this location ideal for those who want to explore the rich cultural and historical heritage of Istria, but at the same time enjoy the peace and quiet of rural life. This villa with its comforts, elegant design and idyllic location promises an unforgettable stay in the heart of Istrian beauty. For any additional information and viewing of the property, feel free to contact me so that I can offer you a personalized approach and a discreet service of finding properties according to your wishes and preferences. LORENA KOGEJ Licensed agent Mobile 091/738-7200 Telephone 052/639-276 [lorena.kogej@dogma-nekretnine.com](mailto:lorena.kogej@dogma-nekretnine.com) ID CODE: IS1512054

### Additional contact info

Reference Number: 669007  
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