

## Prekrasna vila sa tri luksuzna stana nedaleko od mora u Poreču, Poreč, House



### Seller Info

Name: Agencija Europartner  
First Name: Agencija  
Last Name: Europartner  
Company Name: Europartner d.o.o.  
Service Type: Selling  
Additional Email: office@europartner.hr  
Website: <https://www.europartner.hr>  
Country: Croatia  
Region: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440  
Address: Mate Vlašića 20  
Mobile: +385 98 923 6402  
Phone: +385 52 433 268  
About us: Europartner is a licensed real estate agency based in Istria in the town of Poreč, an active member of the Croatian Chamber of Commerce.

Our mission is to fulfill the wishes of our clients, we listen to what you tell us and we are focused on realizing your wishes, which helps us with our many years of experience and acquired market knowledge.

Our Real Estate Portfolio is the result of our work and desire to be among the best, and our satisfied clients are the crown of our profession.

Our business does not end with the signing of the contract, we are still available to our clients for all other jobs from the moment of purchase to carefree

move into the desired property.

We speak: Croatian, English,  
German, Italian

We are enrolled in:

Directory of real estate agents  
in the Republic of Croatia,  
pursuant to Article 12,  
paragraph 2 of the Law on Real  
Estate Brokering (Official  
Gazette 107/07)  
Register of Real Estate Brokers  
in the Republic of Croatia,  
pursuant to Article 2 of the Law  
on Real Estate Brokering  
(Official Gazette 107/07)

EUROPARTNER d.o.o  
Istarskog Razvoda 1, 52440  
Poreč  
OIB: 68770135089  
MBS: 130003427  
Share capital: 20.000,00 HRK  
The competent court:  
Commerical court Pazin

## Listing details

### Common

Title:	Prekrasna vila sa tri luksuzna stana nedaleko od mora u Poreču
Property for:	Sale
House type:	detached
Property area:	683.0 m <sup>2</sup>
Lot Size:	1753.0 m <sup>2</sup>
Bedrooms:	12
Bathrooms:	12
Price:	2,500,000.0 €
Updated:	Nov 13, 2024

### Condition

Newbuild:	yes
Condition:	Kept
Built:	2023

## Location

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

## Additional information

Infrastructure:	Water, Air conditioner
-----------------	------------------------

## Parking

Number of parking spaces:	8
---------------------------	---

## Description

Description:	<p>We offer for sale this beautiful villa in Poreč. The villa covers an area of 683 m<sup>2</sup> and consists of three separate apartments. Each apartment is spread over two floors. Apartment 1 covers 233 m<sup>2</sup> of living space Apartment 2 covers 163.35 m<sup>2</sup> of living space Apartment 3 covers 212.55 m<sup>2</sup> of living space The ground floor of each apartment consists of a kitchen with a dining room and a living room, one bedroom and a bathroom. The living room leads to a separate terrace that allows you to spend time outdoors. On the first floor of each apartment there are two spacious bedrooms with their own bathrooms. Each room has a separate terrace with a beautiful view of the sea. Each apartment is specially designed and beautifully decorated, and top quality materials were used in the decoration. The villa is heated under the floor, via a heat pump. Cooling is through air conditioners, which are located in every room. The villa has a beautifully landscaped, spacious garden where there is a 40 m<sup>2</sup> heated swimming pool, a sundeck and a summer kitchen. The charm of this villa is given by palm trees and Mediterranean plants. Located in a very attractive location, this villa is ideal for a home or as an investment for rental for tourist purposes. Considering the location where the villa is located, it provides extremely high comfort for a quality life. Poreč is a city located in the heart of the western coast of Istria. A city of culture, tourism, sports and entertainment, awarded multiple times for its neatness and cleanliness. The town of Poreč, almost two thousand years old, is located in a harbor protected from the sea by the island of Sveti Nikola. Due to its extraordinary geographical position, today it is one of the strongest tourist centers in Croatia. A city of beautiful cultural and historical monuments, exemplary horticultural neatness and cleanliness. The city also offers all kinds of accommodation and rich hospitality and tourism offers, especially sports and recreation, and is the most frequent destination of European tourists to Croatia.</p>
--------------	---

## Additional contact info

Reference Number:	681765
-------------------	--------

Agency ref id: D-191  
Contact phone: +385 (91) 268-2467