

## Moderna vila s bazenom, 7km od centra Poreča, Poreč, House



### Seller Info

Name: Agencija Europartner  
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Last Name: Europartner  
Company Name: Europartner d.o.o.  
Service Type: Selling  
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Region: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440  
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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:	Moderna vila s bazenom, 7km od centra Poreča
Property for:	Sale
House type:	detached
Property area:	249.0 m <sup>2</sup>
Price:	899,000.0 €
Updated:	Nov 13, 2024

### Condition

Newbuild:	yes
Condition:	Kept
Built:	2024

### Location

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

## Permits

Building permit: yes

## Additional information

Infrastructure: Active telephone line, Air conditioner, Telephone installation, Sewage



## Parking

Number of parking spaces: 2

## Description

Description: A beautiful modern villa for sale, 7 km from the center of Poreč. The villa is located in a very quiet settlement, and in the immediate vicinity there are modern villas, olive groves, vineyards and beautiful Istrian hills. The villa has a living area of 249m<sup>2</sup>, and is located on a plot of land of 800m<sup>2</sup>. The villa extends over the ground floor and first floor. The ground floor consists of an entrance hall, a storage room, a technical room, a laundry room, a toilet, a living room, a kitchen and a dining room, and a covered terrace next to the pool. The floor consists of 4 bedrooms with private bathrooms, a balcony and a terrace. There is a 28m<sup>2</sup> swimming pool in the yard. The villa also has a garage for one car (there is a place with a charger for an electric car), and another outdoor parking space. The whole villa has underfloor heating on a heat pump, and each room has air conditioners for cooling.

## Additional contact info

Reference Number: 681781  
Agency ref id: M-0706  
Contact phone: +385 (91) 408-8881