

Poreč, okolica, Luksuzna vila s bazenom 300 m2 i pogledom na more, Poreč.Σπίτι

## Πληροφορίες Πωλητή

Όνομα:	Art Living Real Estate
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Επώνυμο:	Real Estate
Όνομα	ART LIVING REAL ESTATE
Εταιρίας:	
Service Type:	Selling and renting
Χώρα:	Croatia
Region:	Istarska županija
City:	Umag
Ταχυδρομικός	52470
Κώδικας:	
Διεύθυνση:	Pozioi 1g
Mobile:	+385 91 784 80 83
Phone:	+385 91 784 80 83
Σχετικά με εμάς:	Art Living Real Estate is an authorised licensed real estate agency, registered in the Register of Real Estate Agents at the Croatian Chamber of Commerce, which with its professional approach and a team of licensed agents represents its clients by providing top real estate services. Contact us with confidence and see for yourself our expertise and quality.

## Our services to buyers:

consulting on the situation on the real estate market and presentation of real estates in our office  
field tour of selected real estate  
real estate documentation check  
negotiating sales  
legal support (sales contract, pre-contracts, registration)  
transfer of utility obligations (electricity, water, etc.),

## Our services to sellers:

property overview  
real estate estimate  
photographic services  
consulting on the real estate's  
market value  
verification of real estate  
documentation (ownership  
certificate, construction and use  
permit)  
signing a real estate mediation  
contract  
advertising real estate on our  
website and other leading  
domestic and world websites  
additional attention is paid to  
the real estate for which we  
have an exclusive mediation  
contract in marketing  
advertising and investment

Reg No.:

72/2022

## Στοιχεία καταχώρησης

**Κοινά**

Τίτλος:	Poreč, okolica, Luksuzna vila s bazenom 300 m2 i pogledom na more
Ιδιοκτησία για:	Πώληση
Τύπος Σπίτι:	μονοκατοικία
Τετραγωνικά Πόδια:	300 m <sup>2</sup>
Μέγεθος Πάρκινγκ:	1753 m <sup>2</sup>
Αριθμός Ορόφων:	1
Υπνοδωμάτια:	5
Μπάνια:	4
Τιμή:	1,250,000.00 €
Δημοσιεύτηκε:	20.07.2024

**Κατάσταση**

Νεόκτιστα:	όχι
Χτίστηκε:	2020

**Τοποθεσία**

Χώρα:	Croatia
Κράτος / Περιοχή /	Istarska županija
Επαρχία:	

Πόλη: Poreč  
Περιοχή Πόλη: Poreč  
Poštanski broj: 52440

## Άδειες

Οικοδομική άδεια: όχι  
πιστοποιητικό  
ιδιοκτησίας: όχι



## Πρόσθετες πληροφορίες

Ενεργειακής απόδοσης: Στο πλαίσιο της προετοιμασίας

## Στάθμευση

Αριθμός χώρων  
στάθμευσης: 5

## Περιγραφή

Πρόσθετες πληροφορίες: Istra, Kašteliir, Prodaje se ekskluzivna vila okružena prirodom i autohtonim maslinama na mirnoj lokaciji slikovitog istarskog krajolika, smještena na 3 km od mora i 10 km od grada Poreča. Ova prekrasna vila ukupne površine 300 m<sup>2</sup> te okućnicom od 1.400 m<sup>2</sup>,. Proteže se na dvije etaže: Prizemlje i kat. Prizemlje se sastoji od dnevnog boravka s blagovaonicom i kuhinjom otvorenog tipa, jedne spavaće sobe s izlazom na terasu, wc-a, ostave, opremljene wellness zone sa finskom saunom i zasebnim wc-om, okružena staklenom stijenom sa pogledom na bazen. Na prvom katu kojem se pristupa unutarjnim modernim stepenicama smješteni su hodnik modernog dizajna kojim se pristupa trima spavaćim sobama svaka sa vlastitom kupaonicom. Velika terasa prostire se dužinom cijelog prvog kata s prekrasnim pogledom na more i Alpe koji ostavlja bez daha. Svaka spavaća soba ima pristup na terasu te Master room ima pristup na odvojeni dio terase gdje se nalazi jacuzzi i sunčalište sa pogledom na bazen i more i slikoviti krajolik. Iz dnevnog boravka pristupa se direktno bazenu površine 50 m<sup>2</sup>, lounge zoni te natkrivenoj otvorenoj ljetnoj kuhinji kompletno opremljenoj. Također, u podrumu je smješten uređeni i osvijetljen, klimatizirani prostor namijenjena za fitness. Vila ima više vlastitih parkirnih mjesta te kompletno ograđena i uređena. Ova jedinstvena nekretnina pruža apsolutni komfor i odiše luksuzom te je idealna kako za stanovanje, odmor, tako i za iznajmljivanje u turističke svrhe. U neposrednoj blizini nalaze se svi bitni sadržaji kao što su vrtić, škola, trgovina, igralište, park, ugostiteljski objekti i mnogi drugi. Vila se prodaje kompletno namještena u modernom minimalističkom stilu. KARAKTERISTIKE VILE bazen od 50 m<sup>2</sup>, wellness jacuzzi ljetna natkrivena kuhinja lounge zona podno grijanje dizalica topline na struju sistem za hlađenje automatsko navodnjavanje pogled na more i Alpe blizina svih relevantnih sadržaja ID KOD AGENCIJE: 172

## Πρόσθετες πληροφορίες επαφής

Εσωτερικός αριθμός 613246

αναφοράς:

Agency ref id: 172