



Code :	00026
Location :	Poreč
Building area :	137.5 m ²
Land area :	420 m ²
Distance from the center :	12000 m
Distance from the sea :	12000 m
Orientation :	West
Number of floors :	2
Number of bedrooms :	3
Number of rooms :	4
Number of bathrooms :	3
Number of toilets :	1
Storage room :	Yes
Number of parking spaces :	2
Private pool :	Yes
Air conditioning :	Yes
Underfloor heating :	Yes
Year of construction :	2026
Condition :	New build
Ownership certificate :	Yes
Building permit :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes
Sewerage infrastructure :	Yes

Price **499.999 €**

For sale are two modern semi-detached houses located in an extremely quiet location, 12 km from the sea and Poreč. Each house spans two floors with a total net area of 137.5 m² and a plot of approximately 420 m².

The ground floor features a covered entrance, an entry hallway, a guest toilet, a spacious bedroom with an en-suite bathroom, and an open-plan kitchen with a dining area and living room that leads out to a terrace and sunbathing area with a pool.

On the first floor, there are two spacious bedrooms, each with its own en-suite bathroom, as well as a relaxation area with a sauna.

The houses will be equipped with underfloor heating, and air conditioning units will be installed for the summer months. For comfort and a modern lifestyle, the houses will have PVC joinery with triple glazing for better insulation, and there will be two parking spaces with preparations for electric car chargers.



CONCEPT REAL ESTATE
Lošinjaska 7, 52440 Poreč
e-mail: info@concept-porec.com
web: concept-porec.com
info: +385 99 408 1238

The planned start of construction is in May 2025, with completion expected in May 2026. Buyers who choose to purchase a house during construction will have the opportunity to participate in selecting materials for the interior design, allowing them to personalize the space according to their own preferences.

These houses represent an excellent choice, whether for personal living or as an investment for tourist rentals. Don't miss the opportunity to own this property in an attractive location.

For additional information or to arrange a site visit, please feel free to contact us.