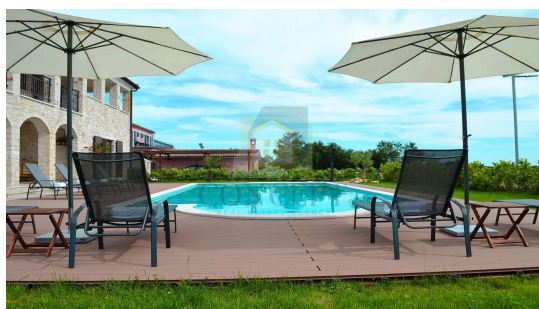
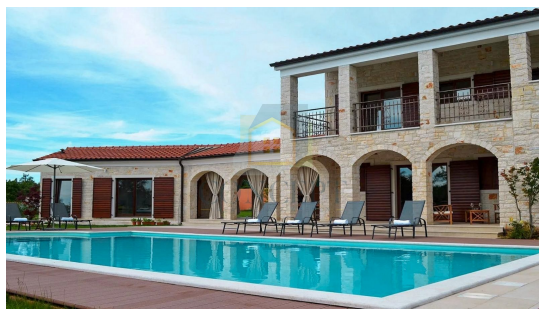




Code :	00372
Location :	Poreč
Building area :	238 m ²
Land area :	1364 m ²
Distance from the center :	4000 m
Distance from the sea :	19000 m
Number of floors :	2
Number of bedrooms :	3
Number of rooms :	4
Number of bathrooms :	3
Number of toilets :	1
Storage room :	Yes
Sea view :	Yes
Parking :	Yes
Terrace :	Yes
Balcony :	Yes
Air conditioning :	Yes
Underfloor heating :	Yes
Fireplace :	Yes
Year of construction :	2017
Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes
Sewerage infrastructure :	Yes

Price	880.000 €
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For sale is a beautiful stone villa located in a quiet, smaller settlement surrounded by vineyards, olive groves, meadows, and forests. The first floor offers a stunning view of the sea.

The villa is situated on a plot of land measuring 1,364 m², while the villa itself has 238 m² of living space.

The house is divided into a ground floor and an upper floor. The ground floor features a spacious living room, dining area, kitchen, guest toilet, storage room, summer kitchen, a bedroom with an en-suite bathroom, and a large terrace.

On the upper floor, there are two large bedrooms, each with its own bathroom and access to a large spacious terrace that leads directly to the garden.



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In the yard, there is a swimming pool measuring 70 m². Additionally, the yard includes a covered parking area for two cars, while there is enough space in front of the house for two more vehicles.

Heating is provided through underfloor heating, supplemented by air conditioning and a fireplace in the living room.

For more information and to arrange a viewing, please feel free to contact us.