



Code :	01445
Location :	Poreč
House Type :	Detached house
Building size :	124 m ²
Lot size :	589 m ²
Distance from center :	9000 m
Distance from sea :	9000 m
Number of floors :	2
Number of rooms :	6
Number of bedrooms :	3
Number of bathrooms / WC :	2 / 1
Number of parking lots :	4
Year of construction :	2014
Energy efficiency :	Not specified
Sea View :	Yes
Balcony :	Yes
Internet :	Yes
Swimming pool :	Yes
Climate :	Yes
Satellite :	Yes
Heating :	Yes
Furnished :	Yes
Depository :	Yes
Fireplace :	Yes
Current implemented :	Yes
Conducted water :	Yes
Sewage implemented :	Yes
Asphalted :	Yes
Building permit :	Yes

Price : 590.000 €

For sale is a stylish, fully furnished villa with three bedrooms, situated in a peaceful location that offers privacy yet remains close to all amenities for a comfortable lifestyle.

The villa has a net living area of 124.49 m² and is situated on a 589 m² plot. The ground floor comprises an entrance hall, a toilet, a bathroom, two bedrooms, a spacious open-plan area featuring a kitchen, dining, and living room, as well as a laundry room.

The living room opens onto a covered terrace with a barbecue area, alongside a swimming pool with a sunbathing deck - perfect for relaxation and gatherings.

Upstairs, there is a third bedroom with an en-suite bathroom and a terrace offering a beautiful view of the sea and surrounding nature.

Heating and cooling are provided by air conditioning units, with an additional wood-burning stove in the living room for extra warmth and charm.



POREČ IMMOBILIEN

Bože Milanovića 22, 52440 Poreč

mail: info@porec-immobilien.hr

web: www.porec-immobilien.hr

info: +385 52 422 860

The landscaped yard includes a pool with a sun deck, a separate storage house, and ample parking space.

The villa is sold fully furnished and is ready to move in without any additional investment.