



Code :	02551
Location :	Poreč
Building size :	169.00 m2
Plot size :	679 m2
Distance from center :	2000 m2
Distance from see :	12000 m2
Numer of floors :	2
Number of bedrooms :	3
Number of rooms :	4
Number of bathrooms :	3
Parking :	Yes
Energy efficiency :	being prepared
Year of construction :	2023
Swimming pool :	Yes
Air conditioning :	Yes
Underfloor heating :	Yes
Alarm :	Yes
Video surveillance :	Yes
Građevinska :	Yes
Heat pump :	Yes

Price : 740.000 €

In the vicinity of Poreč, in a quiet location approx. 12 km from the sea - a detached, attractive and high-quality villa with a swimming pool for sale, spread over two floors of 169.39 m2 - ground floor: spacious living room with kitchen and dining room according to the open space system, toilet and repository. Floor: three comfortable bedrooms, two bathrooms and a spacious terrace - Heating and cooling is provided by underfloor heating with a heat pump and fan convectors. The villa is located on a plot of 679 m2. The planned completion of construction is the summer of 2024.

- All windows and doors are made of wood/aluminum
- All rooms have underfloor heating (heat pump)
- Cooling with built-in fan coils (convectors)
- swimming pool with modern film RENOLIT ALKORPLAN TOUCH in Relax color.
- Facades: a combination of stone facades and facades manufactured by STO ("Mercedes" in facades)
- All interior doors from floor to ceiling height approx. 270 cm
- Floors: Italian ceramics of larger dimensions and oak parquet in the bedrooms.
- Swimming pool - the possibility of installing a heat pump

The advertised price of the property plus VAT. The price refers to a turnkey house with a landscaped garden - 2 parking spaces.