



<b>Code :</b>	01310
<b>Location :</b>	Poreč
<b>Building size :</b>	82 m <sup>2</sup>
<b>Lot size :</b>	50 m <sup>2</sup>
<b>Distance from center :</b>	2000 m
<b>Distance from sea :</b>	2000 m
<b>Number of floors :</b>	1
<b>Number of rooms :</b>	3
<b>Number of bedrooms :</b>	2
<b>Number of bathrooms :</b>	1
<b>Number of toilets :</b>	1
<b>Parking :</b>	Yes
<b>Basement :</b>	Yes
<b>Electric heating :</b>	Yes
<b>Underfloor heating :</b>	Yes
<b>Air conditioning heating :</b>	Yes
<b>Year of construction :</b>	n/a
<b>Energy efficiency :</b>	Not specified

**Price :** 295.000 €

A beautiful terraced house for sale, measuring 82 m<sup>2</sup>, which combines contemporary design and classic elegance with natural stone details, creating a unique oasis of comfort and style. Ideally positioned in a quiet location just 2 km from the city center, this house offers an intimate and functional space for those looking for a combination of practicality and aesthetic beauty.

The ground floor consists of an entrance area, after which it opens into a bright dining room with a modern kitchen, perfectly connected to a spacious living room, created for relaxing with family and friends. There is also a practical guest toilet and laundry room. Stairs lead to the upper floor, where private spaces offer true peace.

First floor: Two bedrooms, each of which exudes light and airiness, share a common modern bathroom. Perfect space for a family or comfortable accommodation for guests.

Yard: This house comes with a smaller but carefully landscaped garden that offers an ideal space for outdoor gatherings or a corner for privacy in nature. With one parking space.

It is equipped with electric underfloor heating in all rooms and air conditioning in the ground floor and bedrooms. Quality ceramics will be installed throughout the space, which guarantees longevity and a modern look.

Completion of this charming property is expected in the spring of 2026, with the option of choosing the interior decoration according to your own



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preferences, which provides the opportunity to customize the home to your own dreams.