



<b>Code :</b>	01312
<b>Location :</b>	Poreč
<b>Building size :</b>	160 m2
<b>Lot size :</b>	750 m2
<b>Distance from center :</b>	500 m
<b>Distance from sea :</b>	10000 m
<b>Number of floors :</b>	1
<b>Number of rooms :</b>	4
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	3
<b>Number of toilets :</b>	1
<b>Seaview :</b>	Yes
<b>Swimming pool :</b>	Yes
<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>Fan coil heating :</b>	Yes
<b>Year of construction :</b>	2025
<b>Energy efficiency :</b>	Not specified

**Price : 643.000 €**

A luxurious new stone house for sale with a view of the sea, a swimming pool and a spacious garden - ideal for a family!

Location: Beautiful and quiet location with a panoramic view of the sea.  
Area of

the house: 160 m<sup>2</sup> of living space, distributed on the ground floor and first floor.

Land: The total area of

the land is 750 m<sup>2</sup>, with a carefully landscaped garden and swimming pool, perfect for relaxing and enjoying summer days.

On the ground floor there is an open space living room with a kitchen and a dining room, one bedroom with its own bathroom, a guest toilet, a laundry room, and an exit to the terrace with a view of the pool and the sea.

On the first floor there are two bedrooms, two bathrooms and a balcony with a sea view.

The house is built of quality stone, with a modern facade.

Underfloor heating is installed throughout the house (heat pump).

Built-in air conditioners in all rooms.

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PVC joinery with three-layer glass ensures excellent insulation.

The interior is sold unfurnished, with the option of choosing finishing materials (facades, tiles, etc.).

This is a unique opportunity to buy a quality family home in a wonderful location with a spacious garden and swimming pool. The possibility of adjusting the internal finishing works according to your wishes.

Contact us for more information and organization of sightseeing!