

PARENTIUM NEKRETNINE

Bračka 41, 52440 Poreč

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web: www.parentium-nekretnine.com

info: +385 95 359 5158 | +385 97 653 7679



Code :	01449
Location :	Poreč
Building size :	127 m ²
Lot size :	60 m ²
Distance from center :	2000 m
Distance from sea :	2000 m
Number of floors :	2
Number of rooms :	4
Number of bedrooms :	3
Number of bathrooms :	3
Number of toilets :	1
Swimming pool :	Yes
Parking :	Yes
Basement :	Yes
Electric heating :	Yes
Underfloor heating :	Yes
Air conditioning heating :	Yes
Year of construction :	2026
Energy efficiency :	Not specified

Price : 450.000 €

Are you looking for a home that combines the elegance of modern architecture, functionality of space and proximity to the sea? We present you a new opportunity in the vicinity of Poreč, just two kilometers from the city center and the first beaches - an exclusive semi-detached family house within a small complex with a total of four residential units, built by a reliable investor.

ELABORATE LAYOUT OF ROOMS THROUGH THREE FLOORS

Ground floor (53.31 m²): Spacious living room with kitchen and dining room, guest toilet, utility room/laundry room - ideal for family life.

First floor (46.98 m²): Two comfortable bedrooms, two modern bathrooms, dressing room and storage room, and an uncovered terrace for enjoying your morning coffee.

Second floor: Impressive master bedroom with private bathroom and dressing room, plus two terraces with views - perfect for evening relaxation and sunsets.

ADDITIONAL:

Private fenced yard and covered outdoor terrace

Private parking space included in the price

Quality construction and modern equipment

Buyer exempt from paying real estate tax

Ownership in order - 1/1



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Location: Quiet and green area in the immediate vicinity of Poreč, just a few minutes drive to the city center and beaches. Ideal for family life, vacation or as a rental investment.

Properties like this rarely appear on the market. Contact us today and reserve your new home on the Adriatic coast!