



Code :	00378
Location :	Poreč
Building area :	85 m ²
Land area :	500 m ²
Distance from the center :	7000 m
Distance from the sea :	7000 m
Orientation :	South
Number of floors :	1
Number of bedrooms :	2
Number of rooms :	3
Number of bathrooms :	2
Parking :	Yes
Private pool :	Yes
Terrace :	Yes
Air conditioning :	Yes
Year of construction :	2013
Possibility of extension :	Yes
Ownership certificate :	Yes
Building permit :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes
Sewerage infrastructure :	Yes

Price 460.000 €

For sale is a ground floor house with accompanying land and a project for additional construction in a quiet area near Poreč, located 7 km from the town and the sea.

The house, with an area of approximately 85 m², is situated on a fenced part of the land measuring 500 m². On the other part of the land, also 500 m², a project has been developed for a two-story building that would connect to this house as a semi-detached property.

The house consists of two bedrooms, two bathrooms, a living room, a kitchen, and a dining area with access to a sun terrace and a pool. Next to the pool, there is an outdoor grill and a covered outdoor dining area, perfect for enjoying the outdoors during warm days.

It is equipped with quality furniture and all necessary household appliances. Heating and cooling are provided by air conditioning units.

The house is currently rented out and has an established tourist



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rental business.

There are two parking spaces at the entrance.

For more information and to arrange a viewing, please feel free to contact us.