



Code :	00472
Location :	Poreč
Building area :	140 m ²
Land area :	598 m ²
Distance from the center :	500 m
Distance from the sea :	19000 m
Orientation :	South-West
Number of floors :	2
Number of bedrooms :	3
Number of rooms :	4
Number of bathrooms :	2
Storage room :	Yes
Number of parking spaces :	2
Air conditioning :	Yes
Fireplace :	Yes
Year of construction :	2010
Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes

Price **450.000 €**

In a peaceful environment near Poreč, a house with an area of 140 m² is for sale, situated on a plot of 598 m². It is oriented towards the southwest and is located on the edge of the building zone. The property is 19 km from Poreč and the sea, and only 5 km from Sveti Lovreč.

The house extends over two floors. On the ground floor, there is a bedroom, a bathroom, a living room, and an open-plan kitchen with a dining area, leading out to a spacious covered terrace featuring a barbecue grill.

The upper floor includes two spacious bedrooms, one of which has its own terrace, as well as an additional bathroom.

Heating and cooling are provided by air conditioning units, while the living room also features a wood-burning fireplace.

In the landscaped and fenced yard with an automatic irrigation system, there is a swimming pool measuring 24 m² (6x4 m) and two parking spaces.

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



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