



<b>Code :</b>	00494
<b>Location :</b>	Poreč
<b>Land area :</b>	550 m <sup>2</sup>
<b>Distance from the center :</b>	6000 m
<b>Distance from the sea :</b>	6000 m
<b>Orientation :</b>	South
<b>Ownership certificate :</b>	Yes

<b>Price</b>	<b>120.000 €</b>
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In a peaceful location, just 6 km from the sea and Poreč, a building plot of approximately 550 m<sup>2</sup> is for sale. The land is part of a larger area totaling about 1,600 m<sup>2</sup>, and this size is suitable for the construction of a detached family house, as the minimum required area is 500 m<sup>2</sup>.

Given that the total land area is larger, there is also the possibility of purchasing a larger portion, allowing for the construction of multi-family buildings with 4 to 6 residential units or a combination of family and multi-family structures.

The permitted building height is up to 9 m, which allows for up to 3 above-ground floors. Infrastructure (water, electricity, and other utilities) is located in the immediate vicinity of the land.

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