



Code :	00585
Location :	Poreč
Building area :	195 m ²
Land area :	810 m ²
Distance from the center :	10000 m
Distance from the sea :	10000 m
Number of floors :	1
Number of bedrooms :	5
Number of rooms :	6
Number of bathrooms :	3
Sea view :	Yes
Parking :	Yes
Private pool :	Yes
Central heating (wood) :	Yes
Air conditioning :	Yes
Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes
Electricity infrastructure :	Yes
Water infrastructure :	Yes
Sewerage infrastructure :	Yes

Price **380.000 €**

For sale is a beautiful single-story house with an area of 170 m², plus an additional 25 m² studio apartment, ideal for family living or tourist rentals.

The main house consists of:

- 3 comfortable bedrooms
- 2 bathrooms
- A spacious living room
- A fully equipped kitchen with a pantry
- A terrace with a sea view
- A summer kitchen on the terrace, perfect for enjoying warm evenings.

The gallery features an additional 2 bedrooms and 1 bathroom.

The outdoor area includes a 45 m² swimming pool, ideal for relaxation and socializing.

The studio apartment, separated from the main house, offers extra space for guests.

Heating is provided by air conditioning and a pellet stove,



CONCEPT REAL ESTATE
Lošinjska 7, 52440 Poreč
e-mail: info@concept-porec.com
web: concept-porec.com
info: +385 99 408 1238

ensuring a pleasant temperature throughout the year.

This is a perfect property for living or investment, with plenty of amenities.

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