

HABITO

Istarska 1, 52463 Višnjani

mail: info@habitorealestate.com

web: www.habitorealestate.com

info: +385 95 559 2774 | + 385 95 554 3550



Code :	01378
Location :	Poreč
Building size :	140 m ²
Lot size :	1023 m ²
Distance from center :	4000 m
Distance from sea :	17000 m
Number of floors :	0
Number of rooms :	5
Number of bedrooms :	3
Number of bathrooms :	2
Year of construction :	2017
Energy efficiency :	Not specified
Parking lot :	Yes
Swimming pool :	Yes
Basement :	Yes

Price : 690.000 €

For sale: a beautiful, modern single-story house with a pool and a spacious 1023 m² garden, ideal for a peaceful family life or as a profitable investment in tourist rentals. The house consists of 140 m² of living space, a 30 m² summer kitchen, and a 25 m² basement. The ground floor features a spacious living room with a fireplace, a kitchen with a dining area, three bedrooms (one with an en-suite bathroom), a family bathroom, a separate toilet, a storage room, and access to a sunbathing area with a 36 m² pool. The basement offers additional space that can be adapted to your needs, such as a wine cellar or a tavern. The house is equipped with air conditioning for heating and cooling, and it is also possible to heat it with wood.

Dear clients, A property viewing is possible upon signing a brokerage agreement, which serves as the basis for any further actions related to the purchase and sale process, as well as for the collection of the commission in accordance with the Real Estate Brokerage Act. In the event of a purchase and sale, the agency commission amounts to 3% + VAT and is charged upon the conclusion of the preliminary sale agreement / purchase agreement.

NOTE: We do not assume responsibility for possible errors in the property descriptions; however, we strive to make them as precise and accurate as possible.