

HABITO

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Code :	01397
Location :	Poreč
Building size :	313 m2
Lot size :	937 m2
Distance from center :	3000 m
Distance from sea :	15000 m
Number of floors :	2
Number of rooms :	6
Number of bedrooms :	4
Number of bathrooms :	4
Year of construction :	2025
Energy efficiency :	Not specified
Parking lot :	Yes
Swimming pool :	Yes
Basement :	Yes

Price : 750.000 €

Istria, Porec surroundings, Beautiful, quality-built villa with a swimming pool for sale.

This beautiful Mediterranean villa with a 9x4m swimming pool is located on the edge of the village's building area.

With its three floors, with a total area of 313 m2, it offers absolute luxury and comfort.

In the basement, there is a fitness room, a sauna, a bathroom with three showers, and a "konoba" (a traditional Istrian tavern-like space), ideal for socializing with family and friends.

The ground floor of the villa offers a bedroom with a bathroom, an open space with a kitchen, dining room and living room with a fireplace, and each room has access to covered terraces.

Upstairs there are three bedrooms, each with its own bathroom.

All rooms in the house have electric underfloor heating and air conditioning (heating/cooling).

The villa is located on the edge of the village and the urbanized area, which guarantees an oasis of peace and quiet.

It is located 15 km from the sea and 3 km from all amenities.

The house offers a beautiful view of nature, olive groves, and arable land.

Contact us for more information!