



<b>Code :</b>	02021
<b>Location :</b>	Poreč
<b>Building size :</b>	242 m2
<b>Lot size :</b>	449 m2
<b>Number of floors :</b>	3
<b>Number of bedrooms :</b>	2
<b>Number of rooms :</b>	8
<b>Number of bathrooms :</b>	3
<b>Number of toilets :</b>	0
<b>Distance from center :</b>	7000 m
<b>Distance from sea :</b>	4500 m
<b>Energy efficiency :</b>	Not specified
<b>Year of construction :</b>	2021
<b>Pogled na more :</b>	Yes
<b>Parking :</b>	Yes
<b>Garage :</b>	Yes
<b>Basement :</b>	Yes

Price : 615.000 €

For sale a beautiful new villa with a total area of

242 m2 (with garage, storage and technical room), net living area of

185 m2 located in one of the most beautiful surrounding areas of Porec, only 4.5 km from the sea and 7 km from the center of Porec. The villa is located on a plot of 449 m2 and has a yard of 322 m2.

The villa in the semi-buried basement consists of a garage, spacious storage room, technical room and stairs to the ground floor of the villa.

The ground floor consists of an entrance hall, stairs to the basement and first floor, dining room, separate kitchen, bathroom and spacious living room with open sea view and exit to the terrace with a swimming pool of 15 m2.

The floor of the villa consists of two bedrooms with en suite bathrooms. The south-facing room offers panoramic sea views.

The villa offers a beautiful sea view, and each room is illuminated by natural light due to the large glass rocks.

The villa is for sale fully finished and furnished, and equipped with central heating.

Price € 615,000.



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