



<b>Code :</b>	02680
<b>Location :</b>	Poreč
<b>Building size :</b>	200 m2
<b>Lot size :</b>	1030 m2
<b>Number of floors :</b>	2
<b>Number of bedrooms :</b>	4
<b>Number of rooms :</b>	6
<b>Number of bathrooms :</b>	4
<b>Number of toilets :</b>	0
<b>Distance from center :</b>	13000 m
<b>Distance from sea :</b>	13000 m
<b>Energy efficiency :</b>	Not specified
<b>Pogled na more :</b>	Yes
<b>Parking :</b>	Yes

**Price :** 695.000 €

For sale is a beautiful stone villa of 200 m2 distributed over the ground floor and first floor, located on a fenced and landscaped plot of 1,030 m2, 13 km from the center of Poreč and the sea.

The ground floor of the villa consists of a bedroom, bathroom and a spacious living room, kitchen and dining room with access to a covered terrace and courtyard, while the first floor of the villa consists of a hallway and three bedrooms with en suite bathrooms and a beautiful covered balcony.

The villa is equipped with central heating on heating oil and air conditioning in all rooms. The courtyard has a total area of

1,030 m2 and there are parking spaces, a summer kitchen of 28 m2 and a beautiful swimming pool of 43 m2.

The villa is fully furnished and equipped and is being sold as such, and it is also ideal for tourist rentals, which has been very successful for many years.

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Dear clients, viewing the property is only possible with a signed record of the viewing of the property, which is the basis for further actions related to the purchase and sale, as well as for the payment of th...