



Code :	02276
Location :	Poreč
Building size :	137 m2
Lot size :	285 m2
Distance from city :	7000 m
Distance from sea :	7000 m
Number of floors :	0
Number of rooms :	3
Number of bedrooms :	2
Number of bathrooms / WC :	2 / 1
Year of construction :	2026
Energy efficiency :	Not specified
Sea View :	Yes
Parking lot :	Yes
Balcony :	Yes
Swimming pool :	Yes
Climate :	Yes
Heating - Electricity :	Yes
Heating - Solar panels :	Yes

Price : 400.000 €

K368

Poreč – modern semi-detached house with a pool and sea view!!

Located near Poreč—approximately 7 km from the sea—in a village offering all essential amenities (shops, a school, restaurants, cafés) and situated in a quiet, pleasant neighborhood, this modern semi-detached house stands out for its contemporary design, high-quality construction, and highly functional layout.

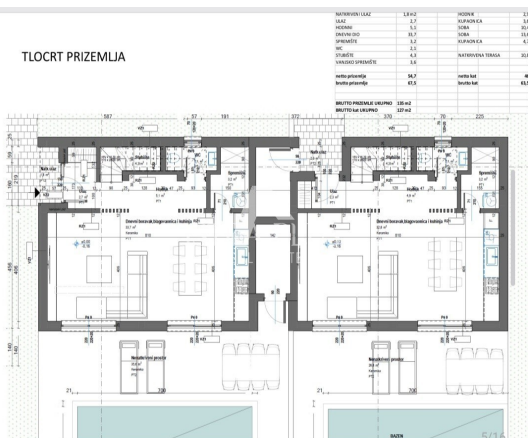
The house is designed to provide a comfortable living environment year-round, while also serving as an excellent choice for a vacation home or a property for tourist rentals.

The ground floor features a spacious living area connected to the kitchen and dining room. The open-concept layout creates a sense of airiness and connectivity, with direct access from the living area to the terrace and a landscaped private garden; a storage room and a guest toilet are also located on this level.

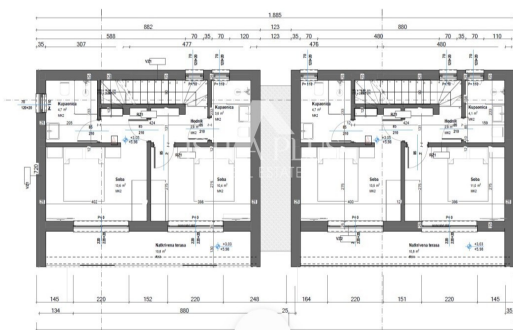
The upper floor comprises two spacious bedrooms, each with its own en-suite bathroom, offering an extra level of comfort and privacy. Both bedrooms provide access to a covered terrace offering a lovely view of the sea and the surrounding greenery.

The private garden with a swimming pool creates a special atmosphere, making

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ISTRA PLUS REAL ESTATE

Istarskog razvoda 19, 52440 Poreč

mail: info@istraplus-realestate.com

web: www.istraplus-realestate.com

info: +385 91 521 8871

it ideal for summer relaxation, socializing with family and friends, or simply enjoying the peaceful Istrian surroundings.

To ensure comfort throughout the seasons, the house is equipped with underfloor heating, while air conditioning units in every room allow for efficient cooling and heating as needed. Proximity to Poreč, quiet location, sea view, own swimming pool and modern housing concept make this property very interesting for those looking for a quality home near the city, a place for their own vacation or a property intended for tourist rental.