

EURO PARTNER

Mate Vlašića 20, 52440 Poreč

e-mail: office@europartner.hr

web: europartner.hr

info: +385 98 923 6402



Code :	00132
Location :	Brtonigla
Building area :	234 m2
Land area :	2002 m2
Number of bedrooms :	4
Number of bathrooms :	4
Number of toilets :	1
Distance from the center :	2 km
Distance from the sea :	6 km

Price : 1.600.000 €

BUILDING

Number of rooms :	5
Number of floors :	1
Energy class :	in preparation
Year of construction :	2020
Condition :	Newly built

AMENITIES

Sea view :	Yes
Terrace :	Yes
Balcony :	Yes
Number of parking spaces :	3
Pool :	Yes

HEATING & COOLING

Air conditioning :	Yes
Underfloor heating :	Yes

INFRASTRUCTURE

Electricity :	Yes
Water :	Yes

DOCUMENTATION

Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes

In a small village near Brtonigla, we are selling a superbly equipped villa with 4 bedrooms and a view of the sea.

The building is 234 m2 wide and has an area of 2002 m2.

INTERIOR AND EXTERIOR

The interior of the house is open with lots of natural light. You can also view the property in at least 2 bedrooms as long as possible.

On the ground floor there are living rooms (large kitchen, dining room and living room) and 2 more bedrooms with their own bathrooms and a guest toilet.

This is the best place for you and your outdoor space with a large covered terrace and steps leading down to the pool with views of olive

EURO PARTNER

Mate Vlašića 20, 52440 Poreč

e-mail: office@europartner.hr

web: europartner.hr

info: +385 98 923 6402

groves, vineyards and more.

The 44 m² swimming pool is heated in the Electrolysis system. Next to the pool there is a summer kitchen, an outdoor shower and a wellness area.

The special feature of the interior is the arrangement that combines natural materials (wooden floors, stone details) and a chimney for heating and atmosphere.

TECHNICAL EQUIPMENT OF THE HOUSE:

- Windows and doors - three-layer glass.
- Electric blinds on the windows.
- Heated pool
- Video surveillance
- Heating and cooling of the house is organized through a heat pump: underfloor heating and cooling in all rooms, fan coils for cooling the space.
- Automatic irrigation of the environment

If you have a large company, you can change your capital. You need to go to VAT pay, and there is also a notice board.

The property is neat and unencumbered.