

## EURO PARTNER

Istarskog razvoda 1, 52440 Poreč

e-mail: office@europartner.hr

web: europartner.hr

info: +385 98 923 6402



<b>Code :</b>	00183
<b>Location :</b>	Vrsar
<b>Building area :</b>	109 m <sup>2</sup>
<b>Land area :</b>	42 m <sup>2</sup>
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	3
<b>Number of toilets :</b>	1
<b>Distance from the center :</b>	100 m
<b>Distance from the sea :</b>	100 m

**Price : 456.000 €**



### BUILDING

<b>Number of rooms :</b>	4
<b>Number of floors :</b>	1
<b>Energy class :</b>	in preparation
<b>Year of construction :</b>	2016

### AMENITIES

<b>Sea view :</b>	Yes
<b>Terrace :</b>	Yes
<b>Balcony :</b>	Yes
<b>Number of parking spaces :</b>	2



### HEATING & COOLING

<b>Air conditioning :</b>	Yes
<b>Underfloor heating :</b>	Yes

### INFRASTRUCTURE

<b>Electricity :</b>	Yes
<b>Sewerage :</b>	Yes

### DOCUMENTATION

<b>Ownership certificate :</b>	Yes
<b>Building permit :</b>	Yes
<b>Occupancy permit :</b>	Yes



A beautifully decorated modern terraced house in Funtana is for sale. The house is located only 100m from the sea and the first beaches, and all facilities such as shops, cafes, restaurants, promenades, sports fields, etc. are nearby.

The house itself has 106m<sup>2</sup> of living space and 42m<sup>2</sup> of yard. The house is divided into 3 floors, ground floor, first floor and high attic, and consists of a living room, kitchen and dining room, two terraces on the ground floor, 3 bedrooms, 2 bathrooms, a toilet, and a beautiful covered terrace on the last floor with a view to the sea!

The interior of the house is modernly decorated and equipped with everything necessary to meet tourist standards. The house is rented during the tourist season, so it makes an ideal opportunity for those who are interested in tourism.

The house is equipped with underfloor heating and air conditioning.



**EURO PARTNER**

Istarskog razvoda 1, 52440 Poreč

e-mail: [office@europartner.hr](mailto:office@europartner.hr)

web: [europartner.hr](http://europartner.hr)

info: +385 98 923 6402

---

There is parking for two cars in front of the house.

Funtana camp, Bijela uvala camp, and other beautiful beaches are within walking distance.

Dear Buyers, property viewings are possible upon prior signing of a viewing record, which serves as the basis for any further steps related to the purchase process and for the calculation of the agency fee in accordance with applicable law. As an authorised real estate broker, EURO PARTNER d.o.o. charges the buyer a brokerage fee of 3% + VAT of the agreed purchase price upon conclusion of the preliminary agreement or sale contract.