EURO PARTNER
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Code :	00263
Location :	Poreč
Building area :	83.45 m2
Land area :	50.46 m2
Number of bedrooms :	3
Number of bathrooms :	3
Distance from the center :	2.5 km
Distance from the sea :	2.5 km

Price : 315.000 €

BUILDING

Number of rooms :	4
Number of floors :	1
Energy class :	in preparation
Year of construction :	2025
Condition :	Newly built

AMENITIES

Balcony :	Yes
Number of parking spaces :	2

INFRASTRUCTURE

Electricity :	Yes
Water :	Yes
Sewerage :	Yes

DOCUMENTATION

Building permit :	Yes

For sale is a modern terraced house with a total area of

83.45 m2, located in a quiet village only 2.5 km from the center of Poreč. The house is located in an orderly and safe environment, ideal for family life, with easily accessible facilities such as schools, shops and public transport.
On the ground floor there is an entrance area, a technical room, a guest toilet and a spacious living room with a kitchen and dining room in an open space concept. This open layout provides a sense of airiness and connection between the living areas, with an abundance of natural light.
On the first floor there are two bedrooms and modern bathrooms, while in the attic there is an additional room, a second bathroom and a wardrobe - an ideal solution for a work space, a guest area or a parent's area.
The house also has a garden area of

50.46 m2, suitable for arranging a garden, a space for relaxation or a children's playground.
Additional amenities include underfloor heating and air conditioning, ensuring year-round comfort.
This property offers everything you need for a quality and modern life

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near the city, but with the peace and privacy of a residential area. It is ideal as a permanent family home or investment for tourist rental.