

ISTRIA ADRIA

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Code :	15103
Location :	Poreč
Building size :	80 m2
Lot size :	100 m2
Garden size :	0.00 m2
Distance from center :	7000 m
Distance from sea :	5000 m
Number of floors :	1
Number of bedrooms :	3
Number of rooms :	3
Number of bathrooms :	2
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	A+
Year of construction :	2025

Price : 399.000 €

Single-Storey House with Heated Pool – A Modern Oasis Near Poreč

For sale is a modern, newly built single-storey house that offers top-notch comfort and elegance, located just a few minutes' drive from Poreč. This beautiful home provides the perfect blend of functionality, quality construction, and contemporary design – ideal for family living or as an investment for tourist rentals.

The net living area is 80 m², while there is a covered terrace of approximately 30 m² in front of the living room. The entrance hallway leads to an open-concept kitchen and dining area, connected to a spacious living room with direct access to the terrace. Bright and airy spaces create a pleasant atmosphere for gatherings and relaxation throughout the year.

The house features three bedrooms. The master bedroom has access to the terrace and heated pool, as well as its own bathroom, providing a high level of privacy and comfort. The other two bedrooms share a practical second bathroom.

The property is built from quality materials and equipped with modern heating and cooling systems – underfloor heating and air conditioning ensure an ideal temperature in all conditions. Aluminum joinery with electric shutters further enhances energy efficiency and comfort.

The landscaped garden includes a sunbathing area and a heated pool, extending the usage time throughout the year. The yard is

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fully adapted for enjoyment, relaxation, and outdoor gatherings.

The house has two private parking spaces, which adds to the convenience for residents and guests.

This property represents an ideal home for those seeking peace, quality, and a modern lifestyle, as well as an excellent opportunity for tourist rentals.

For more information, please