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**Poreč, surroundings, modern terraced house with swimming pool**

*Croatia, Istria*

<b>Price:</b>	<b>€ 599 000</b>
<b>Object type</b>	House
<b>Market</b>	New building
<b>Year built</b>	2025
<b>Bedrooms</b>	3
<b>Number of rooms</b>	3
<b>Land area</b>	446 m2
<b>Area</b>	156 m2
<b>Category</b>	For sale



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This beautiful villa of 156 m2 NKP represents the pinnacle of luxury and comfort. Every detail of this residence has been carefully designed to provide the owners with an incredible experience.

When you step onto the property of this house with a total size of 446 m2, you will immediately feel the peace and privacy it provides. The entrance fence adds charm and elegance, heralding the luxurious experience that awaits you inside.

On the ground floor of the house there is a spacious living room, kitchen and dining room connected in one open space, refined design and natural light entering through large glass surfaces creating a pleasant atmosphere for enjoying moments with your loved ones, guest toilet, storage room. The cantilever stairs lead us to the first floor where there are three bedrooms, with the master room having access to the terrace offering a beautiful view of the surrounding landscape and the sea.

The house will be heated with floor heating throughout the entire house and cooled with four air conditioning units.

In the garden of the villa, there will be a swimming pool with a total size of 8 x 5.50 m2, which allows refreshment and relaxation in a private green oasis, surrounded by a paved beach.

It should be noted that this house will be built using the ISOTEX system!

There will be two parking spaces in front of the villa. The villa is under construction, it will be ready for occupancy in the summer of 2025.



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This house is labeled "House 1" and is the first in a row of three houses.

The villa is sold in the "turnkey" phase, unfurnished.

All the necessary facilities for life are located in the village itself, while the beaches and Poreč are only a 10-minute drive away.

We are at your disposal for all other questions!

**Contacts:**

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