



**Istra, Sveti Lovreč, a modern single-story house 110m<sup>2</sup> with open view on greenery and pool**

*Croatia, Istria*

<b>Price:</b>	<b>€ 549 000</b>
<b>Object type</b>	House
<b>Market</b>	New building
<b>Year built</b>	2024
<b>Bedrooms</b>	3
<b>Number of rooms</b>	3
<b>Land area</b>	911 m <sup>2</sup>
<b>Area</b>	150 m <sup>2</sup>
<b>Category</b>	For sale



Istria, Sveti Lovreč, a modern single-story house with a net area of 110 m<sup>2</sup> (gross 150 m<sup>2</sup>), situated on a spacious 911 m<sup>2</sup> plot.

The house features an entrance hallway, an open-plan kitchen, dining room, and living room, a pantry, three bedrooms including a master bedroom with an en-suite bathroom, and an additional guest bathroom. The outdoor area boasts a 3x12 m swimming pool, a large 32 m<sup>2</sup> terrace, and an additional 17 m<sup>2</sup> terrace accessible from the bedrooms.

The house is equipped with modern LED lighting in niches, curtain rails, a pre-installed fireplace outlet, and underfloor heating via a heat pump. All rooms are air-conditioned, and the interior is finished with high-quality ceramics. The exterior joinery is made of PVC with triple-glazed windows, ensuring excellent energy efficiency.

The large garden is prepared for automatic irrigation and features a setup for an outdoor kitchen (including a concrete slab and installed electrical, water, and sewage connections). The property also includes parking for three cars, and the entire plot is fenced, providing privacy and security.

For more information and to arrange a viewing, please contact us!

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