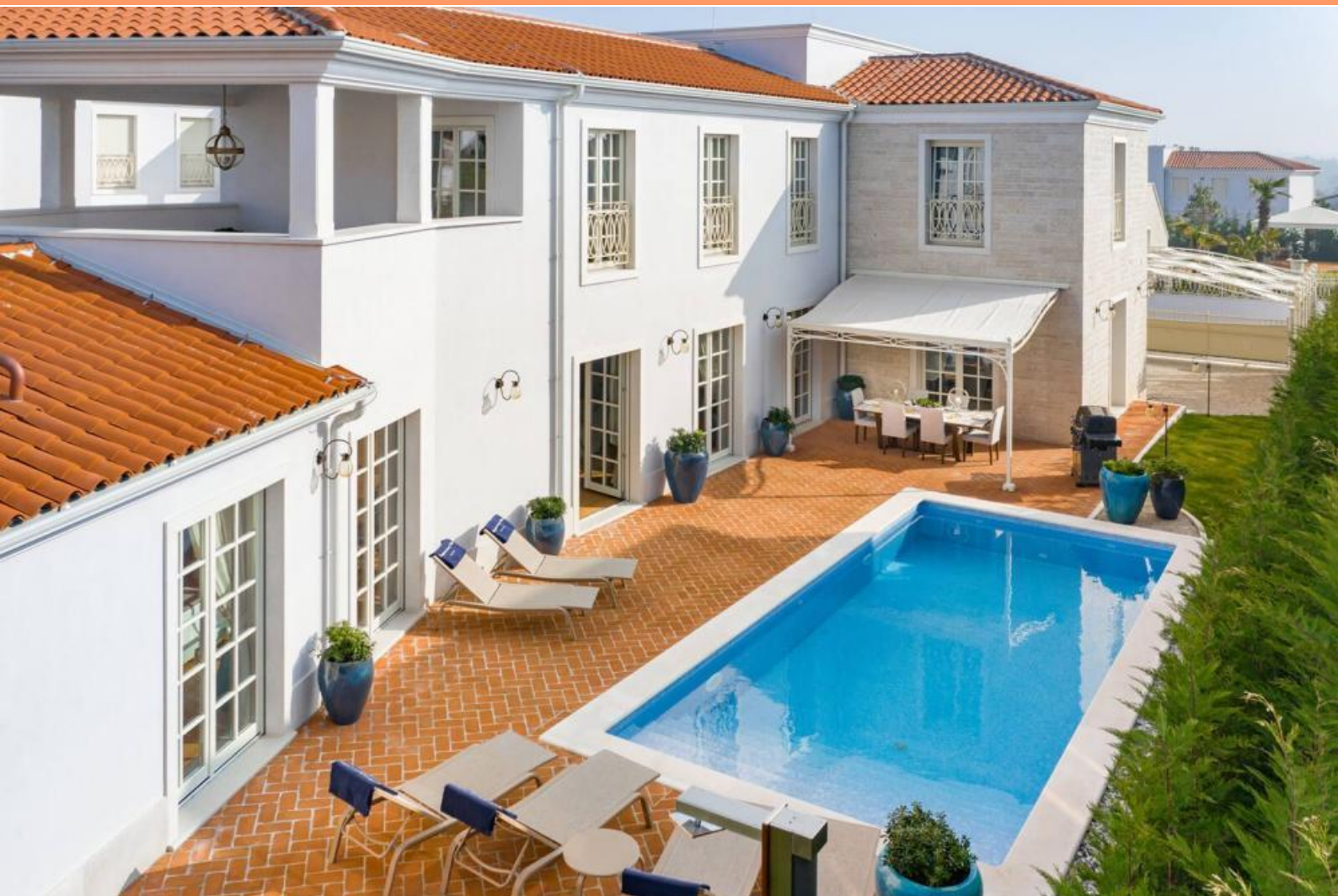


Villa

Poreč, Istria



Ref	RE-U-21255
Type	Villa
Region	Istria > Porec
Location	Poreč
Front line	No
Sea view	Yes
Distance to sea	1000 m
Floorspace	288 sqm
Plot size	609 sqm
No. of bedrooms	3
No. of bathrooms	3
Price	Price upon request

Elegant and sophisticated villa in Porec area in 5***** community located 1 km from the sea within peaceful green surroundings.

Villa benefits distant sea views and utmost luxury in every detail.

This beautiful top class villa of 288m² is located on a land plot of 814m².

The villa consists of an entrance hall, a kitchen with a living room with access to the terrace, a swimming pool and 3 bedrooms with bathrooms. From the first floor there is an exit to the roof terrace with a beautiful view of the Adriatic sea.

The luxurious interior with carefully selected details is only part of the overall beauty of this villa. With a beautiful garden that includes a swimming pool for recreation and relaxation, an outdoor dining area and a barbecue, it is an ideal place for maximum enjoyment of privacy and complete peace and quiet.

An ideal property for investment for the purpose of tourist rental due to the proximity to the sea and all facilities or as a private holiday residence.

The complex of these villas was completed in 2019-2020 and since then had been used for renting with excellent records and occupancy rates.

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

Villa

Poreč, Istria



Average price/m² of this type
in this region:
3911 €

Median price/m² of this type
in this region:
3891 €

Average price/m² of this type
in Croatia:
4366 €

Median price/m² of this type
in Croatia:
3868 €

Villa

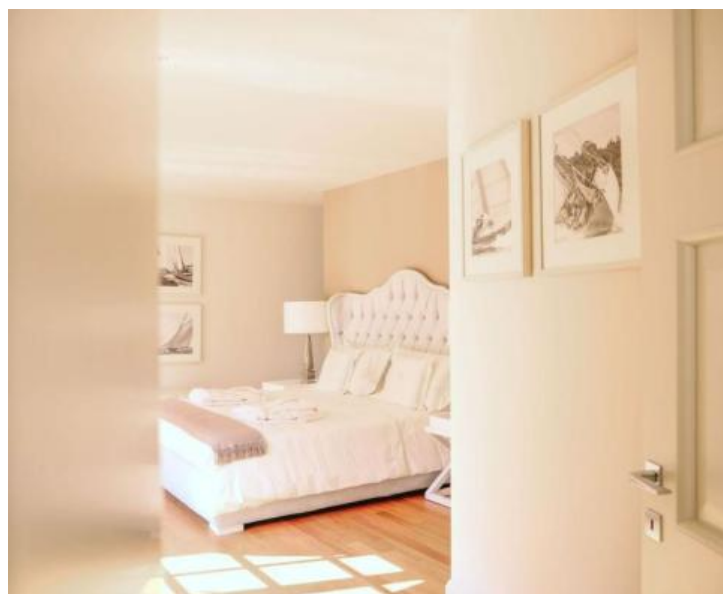
Poreč, Istria



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