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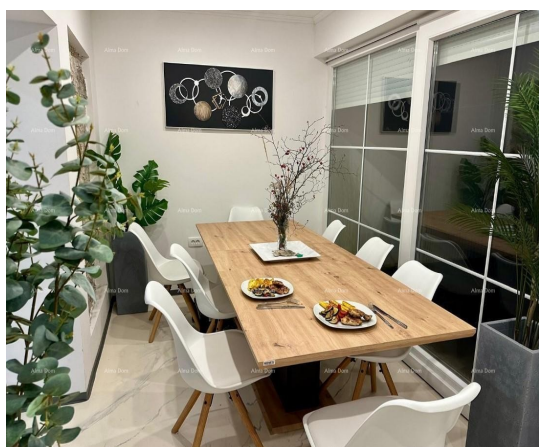
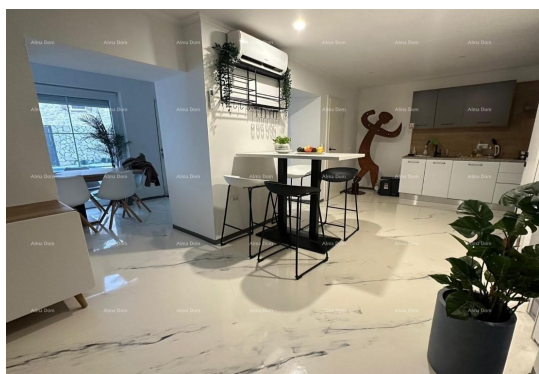
## ALMA DOM INVEST

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|                                  |                    |
|----------------------------------|--------------------|
| <b>Code :</b>                    | 20024              |
| <b>Location :</b>                | Poreč              |
| <b>Building size :</b>           | 150 m <sup>2</sup> |
| <b>Lot size :</b>                | 60 m <sup>2</sup>  |
| <b>Distance from center :</b>    | 0 m                |
| <b>Distance from sea :</b>       | 0 m                |
| <b>Seaview :</b>                 | Yes                |
| <b>Number of floors :</b>        | 2                  |
| <b>Number of rooms :</b>         | 3                  |
| <b>Number of bathrooms :</b>     | 2                  |
| <b>Year of construction :</b>    | 2023               |
| <b>Energy efficiency :</b>       | Not specified      |
| <b>Parking :</b>                 | Yes                |
| <b>Air conditioning system :</b> | Yes                |

Price : 390.000 €

For sale is a modern holiday home located near Poreč. The house has a total area of

150 m<sup>2</sup>, with a 20 m<sup>2</sup> balcony and a 60 m<sup>2</sup> fenced yard. The swimming pool is 6x3 m.

Ground floor:

Modernly furnished with epoxy resin flooring

Living room with kitchen and dining table for 8 people

View of the pool from the dining room, which can be opened to the outside

Bathroom with toilet

Laundry room.

1st floor:

2 bedrooms

1 bathroom with toilet

Each room has access to a large balcony overlooking the pool.

2nd floor:

Gallery of 40 m<sup>2</sup> with two double beds.

The house is categorized for 8 people and has 3 stars, with a high number of overnight stays in the season. It is fully equipped, all furniture is new, so it can be moved in immediately or continue to rent without the need for additional investments.

There is one parking space in front of the house.

Excellent location, only 3 km from the center of Poreč.

For further information, please contact:

Azra



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