

**General information:**

Category	: Villas
Type	: For sale
Rooms	: 6
Bathrooms	: 4
Bedrooms	: 4
Square meters	: 306
Land lot	: 1753 sqmt

**Description:**

A beautiful modern villa with an area of 306 sqm, built in 2020 on a plot with a total area of 1,753 sqm. The villa consists of a basement, ground floor and first floor. The ground floor consists of a living room, a kitchen with a dining room, a bedroom with a bathroom, a room with a sauna and a separate toilet. From the ground floor there is a view of the sea and the surrounding nature, and through the glass walls there is access to a heated pool of 50 m2 and an arranged sunbathing area. The first floor consists of three spacious bedrooms, each of which has its own bathroom and access to the terrace where there is a jacuzzi, and from where there is a beautiful view of the sea. There is a gym in the basement. In the landscaped yard there is a heated pool of 50 m2 with a sun deck, an outdoor kitchen with a dining room and a gazebo ideal for relaxing and socializing. The complete villa uses underfloor heating and air conditioning in all rooms. The villa is located in a location with excellent traffic connections, only 15 minutes from the center of Poreč. The quiet environment, isolation from city noise, proximity to all essential amenities and beautiful surroundings make this villa an exceptional opportunity.

**Additional information**

Sea distance:	8000
Beach distance:	8000
Built year:	2021

**Details:**

1/ Air Conditioner	2/ Swimming Pool	3/ Floor heating
4/ Luxurious	5/ Two terraces	6/ Storage room
7/ Furnished	8/ Garden	9/ Fitness room
10/ Summer kitchen	11/ Surroundings	12/ More parking spaces

**Contacts:**

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