



Istria, Poreč: Comfortable Holiday House with Swimming Pool



Informações do Revendedor

Name:	ArKadia
Nome da Empresa:	
País:	Reino Unido
Telefone:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 639,220.68

Localização

Country:	Croácia
State/Region/Province:	Istria
Cidade:	Porec
Adicionado:	09/02/2026

Informação adicional:
Location: Istarska županija, Poreč, Poreč.

Just a few minutes' drive from Poreč and the sea, in a peaceful and well-maintained environment without noise or traffic, a high-quality family house with a swimming pool is for sale – ideal as a comfortable home or a secure tourist investment.

The house was built in 2013 for the owner's personal use, not as a developer project, which is evident in the quality of construction, functional layout and attention to detail. It is situated on a 565 m² plot, with a total area of 208 m² including terraces and basement, while the net living area is 140 m². The property also includes a 20 m² basement suitable for storage or a workshop.

The ground floor is designed as an open and functional living space consisting of a spacious open-plan living room connected to the kitchen and dining area, with a pantry, bathroom, laundry room and boiler room. Upstairs there are two comfortable bedrooms, a walk-in wardrobe within the master bedroom and access to a private terrace. The house is bright, pleasant to live in and suitable both for family life and tourist rental.

Special attention has been paid to quality and energy efficiency. The house has an 8 cm insulated façade and 10 cm thermal insulation in the roof and floors. Aluminium joinery with shutters and mosquito screens is installed. Heating is provided by underfloor heating via a heat pump, while a fan-coil system in



all rooms enables efficient cooling during summer.

For additional savings and energy independence, solar panels for hot water and a 3.7 kW photovoltaic power plant are installed, significantly reducing electricity costs.

The landscaped and fenced garden offers privacy and comfort year-round. The yard features a swimming pool with electrolysis (eco-friendly and easy maintenance), a covered summer kitchen with fireplace ideal for gatherings, and three parking spaces, two of which are covered. The surroundings are quiet and pleasant, while the sea and the centre of Poreč are only a few minutes away by car.

This property is an excellent opportunity offering privacy, quality construction, low living costs and immediate move-in without additional investment. Suitable both for permanent living and tourist rental.

ID CODE: ALG-3686

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Comum

Quartos de dormir:	2
Banheiro:	2
Pés quadrados acabados:	208 m ²
Tamanho do lote:	565 m ²

Room details

Total rooms:	5
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Building details



Outdoor Amenities:
Número de pisos:

Pool
1

Lease terms

Date Available:

Informação adicional

URL do site:

http://www.arkadia.com/RFVY-T3315/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID:

291025

