



Sveti Lovreč, Istra – Modern villa in a peaceful location

EUR 925.000,00

Property details

Type:	House
Bedrooms:	3
Size:	200 m2
Region:	Istra
City:	Sveti Lovreč, Istra
Built:	2025



Description

The building is constructed with a clear focus on sustainability and quality. All windows and doors are made of wood/aluminum by the renowned Slovenian manufacturer M-SORA, whose systems are also used in demanding German and Austrian markets. Heating of all rooms is provided by underfloor heating through a heat pump, while cooling is managed by built-in fan-coil units, which represent a significantly more discreet and efficient solution than conventional air conditioning systems.

The villa has its own private pool measuring 38 m², lined with high-quality RENOLIT ALKORPLAN TOUCH foil in Relax color, giving the water a natural and pleasant shade. The technical rooms for the pool are integrated within the building, simplifying maintenance and preventing moisture problems. Installation of an additional heat pump for heating the pool water is also possible upon request.

The exterior of the villa is characterized by a combination of natural stone and premium facade treatment by the manufacturer STO, while the interior features large-format Italian ceramics and elegant oak parquet flooring in the bedrooms. For added security and comfort, installations for video surveillance and an alarm system are already prepared, and a video intercom is installed.

The villa comprises two floors, three bedrooms, three bathrooms, additional living and utility rooms, and parking. The distance from the town center is approximately 500 m, and the sea is about 10 km away.

This is a thoughtfully designed property that combines luxury, functionality, and timeless design, representing an excellent choice for permanent residence or a prestigious holiday home.