Villa Neza

Region: Croatia **Sleeps:** 20

Overview

Stone architecture, modern styles and the stunning Istrian countryside all combined into one beautiful property, Villa Neza truly offers a piece of everything. This enchanting property offers you a private space away from the hustle and bustle, located in Kringa, just 20km away from the tourist resort of Porec. With room for twenty guests, family get togethers and friends reunions will never be the same again, with this spacious property offering you a chance to get the whole group together, devoting quality time to those closest to you.

As you move through this charming villa, each room is more captivating than the last. The design easily blends the character features of exposed oak beams and stonework, with the ease and elegance of modern furnishings. On the ground floor, you will find the fully-equipped kitchen, dining room and living room, all designed in a semi open-plan layout. Slotted in amongst exposed stonework, these spacious living areas give the illusion of being cosy and intimate, yet they all offer an abundance of room for everyone to stretch out and relax, gathering together on the sofas to chat, or around the table to enjoy homecooked meals. There is also an en-suite double bedroom on this floor, similarly offering plenty of space for you to enjoy some quiet time alone or as a couple, relishing moments of tranquillity away from the group.

Stepping up to the first floor, there are three more double bedrooms, all with en-suites. This bright and airy floor also offers a playful game room and a luxury Finish sauna where the last of your stress can melt away into oblivion! The top floor of the villa boasts the final five en-suite double bedrooms, each with its own luxury twist, making sure you get the best night sleep possible.









Outside, the terrace sits bordered by olive trees, with branches dangling down at the borders of the property, cocooning you in from the outside world. The private swimming pool sits at the heart of the terrace, bordered by sun loungers and seating areas where you can read a book or simply enjoy the sun. Boasting its own summer kitchen and barbecue, Villa Neza is a budding chefs dream, getting the chance to cook in stunning surroundings with your loved ones relaxing in the sun around you. With something for everyone and space for large groups, this unique, captivating villa is not to be missed.

Facilities

Villa • Air-Con • Great Value • Private Pool • Pets on Request • Cots (Cribs) • All Bedrooms En-Suite • Ground Floor Bed & Bath • Wi-Fi/Internet • Rural Location • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Pool/Snooker • Games Room • Indoor Games • Satellite TV • Sauna/Steam

Interior & Grounds

The Villa

Villa Neza is the perfect blend of traditional stone architecture and modern interior style, created from reclaimed stone and oak beams. The villa has 9 bedrooms and 9 bathrooms and can accommodate up to 20 guests.

Ground Floor
- Fully equipped kitchen with coffee machine, oven, fridge, freezer, toaster, microwave, dishwasher, kettle
- Dining room
- Living room with sofa bed (suitable for children only)
- Guest W.C.
- Double bedroom with en-suite shower room

First Floor
- Games room
- Sauna with shower
- Utility room
- Double bedroom with en-suite bathroom
- Double bedroom with en-suite shower room
- Twin bedroom with en-suite shower room

Second Floor
- Double bedroom with en-suite shower room
- Double bedroom with en-suite shower room
- Double bedroom with en-suite shower room
- Double bedroom with en-suite shower room
- Twin bedroom with en-suite shower room

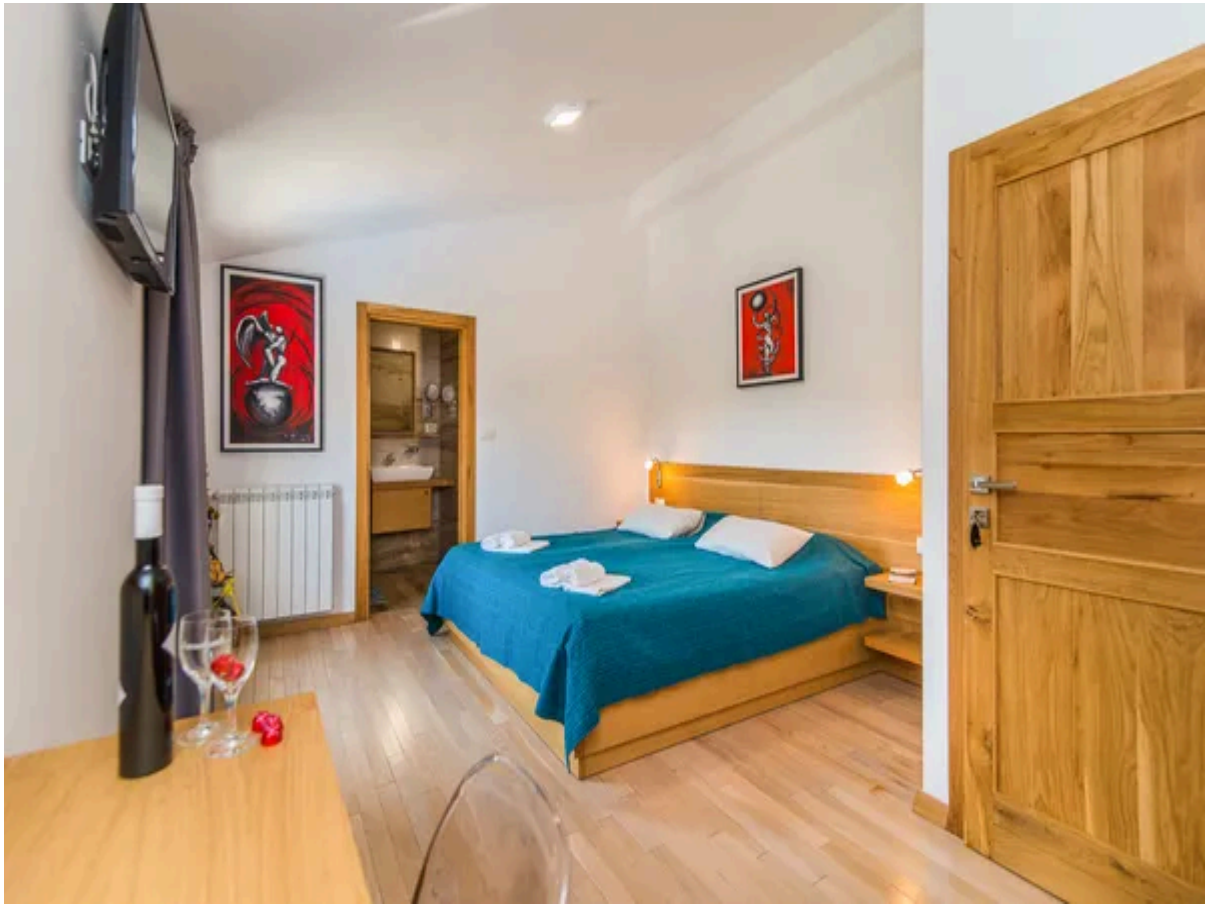
Exterior Grounds
- Private swimming pool (15m x 5m; depth 1.35m)
- Outdoor shower
- Terrace
- Summer house with outdoor kitchen, barbecue and outdoor dining facilities
- Sun loungers

Additional Facilities
- Air conditioning
- Wi-Fi
- Television
- Pool table
- Darts board
- Treadmill
- Washing machine
- Iron
- Hairy dryer
- Parking
- Cot available upon request
- Two extra beds upon request









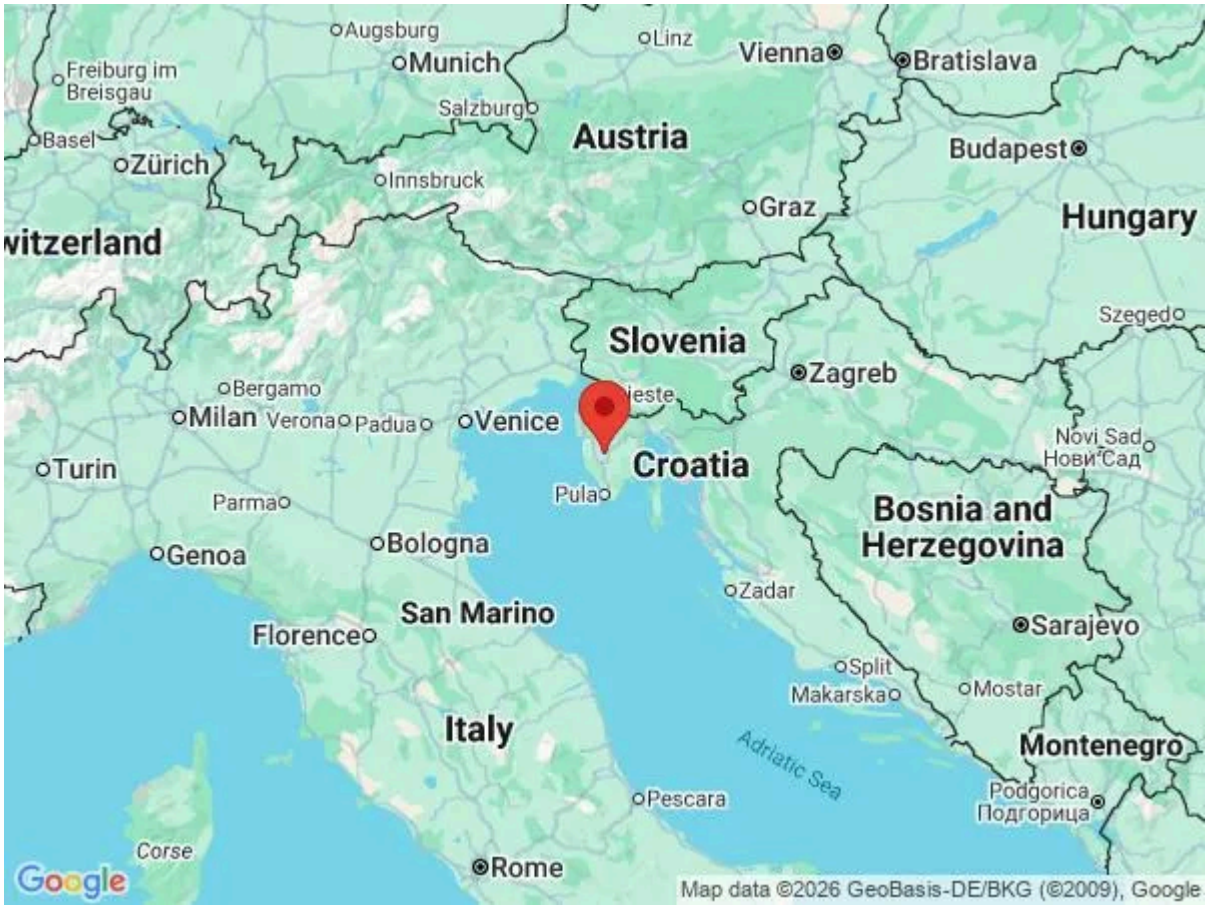
Location & Local Information

Villa Neza is situated in the charming town of Kringa, just 20 km away from the popular tourist resort of Porec. Offering beautiful stone architecture, the villa nestles itself elegantly into the Istrian countryside, your own idyllic retreat away from your busy day to day lives.

Istria is becoming more and more popular as a holiday destination, boasting an enchanting mix of breath-taking scenery, a rich history and a world-famous culinary scene. This special portion of Croatia is a former part of the Venetian Republic, and the region has seen a vast array of different rulers from the Romans, Byzantines and Austro-Hungarians to the Italians and Yugoslavians. Now, this varied history means Istria offers you an abundance of charming towns and villages, each one different from the last, but equally as rich in history and culture, dotted among the rolling countryside and scenic beaches.

Kringa itself is the picture of an idyllic Croatian town, nowadays becoming more and more notable for Juro Grande, the oldest European vampire! With a beautiful church and stone buildings, you can enjoy ambling around the cobbled streets, getting a sense for Croatia's quieter way of life. When you are after a busy day out or a lively evening, Sveti Lovrec is a good option, with charming cafes, bars, pubs, a small post office and small grocery shop where you can pick up fresh bread each morning of your stay! The nearby resort of Porec is also perfect for a day at the beach. It offers you a lovely seaside town with a wide range of shops and restaurants whilst the UNESCO protected Porec Basilica is definitely worth a visit. We highly recommend that you take a catamaran day trip to Venice via Porec, perfect for visitors of all ages and perfect if you need a change of pace and scenery.

Pula Airport is located just a 40-minute drive from the villa, so you can make your way there easily after you arrive, we would recommend that you rent a car, making it as easy as possible. During your stay, as well as visiting the coast and famous towns, the Lim Valley is well worth a visit. This 35km Valley stretched almost the whole way to the centre









of Istria, with steep mountains rising out of the water, creating striking scenery that anyone would enjoy. You can cycle, hike and explore, with something for every age group – ideal for outdoor adventures.

Local Amenities

Nearest Airport	**Pula Airport (48 km)**
Nearest Village	**Kringa (1 km)**
Nearest Town/City	**Rovinj (29 km)**
Nearest Restaurant	**Konoba Danijeli (1 km)**
Nearest Beach	**Mulini Beach (30 km)**
Nearest Supermarket	**Istarski (7 km)**

What we love

- Beautiful and spacious villa with plenty of room for up to twenty guests, perfect for large get togethers
- Idyllic countryside location, ideal for those looking to escape the hustle and bustle, yet still nearby Istria's stunning sites!
- A careful combination of character features and modern styles, creating a relaxing atmosphere for all guests

What you should know...

- You should rent a car for your stay, making it easy to visit all the nearby beautiful places
- We highly recommend that you take a catamaran day trip to Venice via Porec
- The whole villa is air-conditioned for your comfort, so on the hottest and the coldest days you will be comfortable

Terms & Conditions

- **Security deposit:** €500 to be paid upon arrival in cash and later refunded, subject to full inspection

- **Arrival time:** 4 pm

- **Departure time:** 10 am

- **Energy costs included?:** Yes, included in the rental price

- **Linen & towels included?:** Bed linen and bath towels are included in the rental price. Please bring your own pool towels.

- **Pets welcome?:** Pets are permitted upon request and with prior agreement with the owner. If accepted a pet supplement of €10 per pet, per day will apply. A maximum of 2 pets are permitted per booking.

- **Changeover day:** Saturday. All other changeover days on request.

- **End of stay cleaning:** Standard changeover clean included in the price. Guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.

- **Smoking Allowed?:** Smoking and vaping are not permitted

- **Minimum stay:** 7 nights. All other durations on request.

- **Tax:** Tourist tax is included in the rental price

- **Internet access?:** Yes, included in the rental price