

# Villa Zeljka

Region: Omis    Sleeps: 6

## Overview

Villa Zeljka is a charming three-bedroom retreat in coastal Croatia, sleeping up to six guests in a serene setting of sea, mountains, and rivers. Surrounded by lush greenery and fresh air, it offers a peaceful escape with captivating views and a private heated pool.

The villa blends rustic character with contemporary comfort. Inside, timber interiors create a warm, inviting atmosphere across two floors. The open-plan living and kitchen area ensures sociable moments, while three terraces and a spacious garden invite al fresco dining and quiet reflection. The layout includes a ground-floor twin bedroom and two first-floor bedrooms, one with a double bed beneath a sloped wooden ceiling, the other with twin beds, ideal for children or additional guests.

Designed for year-round comfort, the villa is equipped with air conditioning, a fireplace for cooler months, and homely furnishings throughout. Outdoors, the traditional terracotta-roofed exterior complements a modern interior, offering a pleasing contrast. Whether enjoying a swim, watching the sunset from the balcony, or dining under the stars with the built-in barbecue, Villa Zeljka promises a restorative stay in an unspoilt Croatian landscape.

## Facilities

Wi-Fi/Internet • BBQ • Washing Machine • Villa • Coffee Machine • Hairdryer • Boat Trips • Historical Sites • Watersports • Walking/Hiking Paths • Ground Floor Bed & Bath • Air-Con • Beach Nearby • Great Value • Rural Location • Cots (Cribs) • Private Pool • Heated Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • <1hr to Airport • Dishwasher • Microwave • Satellite TV • Working Fireplace/Woodburner • Heating • High Chair(s) • Fenced Grounds • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages





# Interior & Grounds

## The Villa

### *Interior - Ground Floor*

- Fully equipped kitchen with dining area
- Cosy living room with fireplace and exit to outdoors
- Bedroom with two single beds and an exit to the garden

### *Interior - First Floor*

- Master bedroom with double bed and a balcony with lounge corner
- Bedroom with two single beds
- Bathroom with a shower, WC and a washing machine

### *Exterior*

- Private heated swimming pool (27m2)
- Outdoor shower
- Sunloungers
- Covered outdoor dining area
- Traditional barbecue

### *Additional Facilities*

- Air Conditioning (partial)
- Wi-Fi
- Safe
- Heating
- Fire Extinguisher
- Highchair
- Satellite Television
- Baby Cot
- Iron and Board



# Location & Local Information

Villa Zeljka enjoys a peaceful setting near the River Cetina canyon, with a handful of neighbouring cottages providing a sense of seclusion without isolation. Just six kilometres from the coastal town of Omis and within easy reach of Split and Trogir, the villa offers an excellent base for exploring Croatia's Dalmatian coast.

Guests can savour local cuisine at the nearby Radman's Mills, a riverside restaurant known for its striking setting and traditional fare. For beach days, Omis boasts a mix of sandy and pebbled stretches, with natural shade and opportunities for water sports, rafting, paragliding, and more. Split, a short drive away, invites discovery with its UNESCO-listed Diocletian's Palace, vibrant atmosphere, and cultural landmarks. Further along the coast, Trogir charms with its medieval architecture, waterfront promenade, and impressive dining scene.

## Local Amenities

Nearest Airport	Split (40km)
Nearest Beach	Omis (7km)
Nearest City	Split (24km)
Nearest Ferry Port	Split Ferry Port (24km)
Nearest Restaurant	Omis (7km)
Nearest Supermarket	Tommy T-105 (8km)
Nearest Town	Omis (7km)





## What we love

- The quiet. This villa is ideal for those seeking a break from the noisy wider world.
- A wonderful dinner at Radman's Mills. Make sure you book ahead!
- This is perhaps one of the cosiest villas – we simply love the bedrooms and the warmth of the interior. A true home in the wilds of Croatia.
- Those stunning views. These may be some of our favourites.

## What you should know...

- The area is known for preserving peace and quiet. As such, parties of young people who may be inclined to party at night are not able to reserve a stay here. There are many areas nearby that are better suited to younger groups.
- Please be prepared to bring some cash along with your cards – more remote areas may prefer paper.
- This is a remotely placed property. You can easily organise transport and you're close to the essentials you need.

# Terms & Conditions

- **Security deposit:** €200 charged to client's credit card before arrival and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 4.00 p.m.
- **Departure time:** 10.00 a.m.
- **Energy costs included?:** Yes, included in the rental price.
- **Linen & towels included?:** Yes, included in the rental price.
- **Pets welcome?:** Not allowed
- **Changeover day:** Saturday June to September. Flexible during all other periods.
- **End of stay cleaning available?:** Yes. However, 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 & vaping are not permitted.
- **Minimum stay:** 7 nights June to September. 5 nights during all other periods.
- **Heating costs included?:** Yes, included in the rental price.
- **Tax:** Included in the rental price.
- **Internet access?:** Complimentary Wi-Fi internet access is included in rental price. It is good to note that the speed is dependent on the local provider and technical issues may cause reduced speed or cut of service.