

# Villa Raelyn

**Region:** Imotski   **Sleeps:** 12

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## Overview

This irresistible 5-bedroom villa in Imotski puts you in just the right location for Croatia's famed Blue and Red Lakes. Along with superb panoramic views and beautifully designed interiors, Villa Raelyn offers access to excellent facilities, including an outdoor pool, hot tub, and tennis court.

Perfect for up to 10 guests, modern Villa Raelyn lies just over a thirty-minute drive from Baška Voda on the Dalmatian Coast. The large terrace offers incredible views of the surroundings, with sun loungers and a covered dining area beside the impressive 74 sq m pool.

The outdoor facilities at this villa are exceptional, with a 6-hole golf course, tennis court, and children's playground. A barbecue, seating area, and enticing hot tub add yet more reasons to enjoy Villa Raelyn's grounds. Inside, there is a sauna, fitness room, and pool table.

The interior living space has floor-to-ceiling windows to make the most of this prime location. It's well equipped with comfortable seating, TV and kitchen, and there is additional dining space enjoying the natural light.

The five en suite bedrooms are divided across two wings of the house, ideal for two families travelling together. All have double beds, air conditioning and ample storage. If you need extra beds, this can be arranged at an additional cost. A second property, Villa Lilian, lies next door and has a similar capacity, should you be travelling in a larger group.

To the northern side of Mount Biokovo, the town of Imotski offers good amenities, with shops and restaurants within 1km. As well as Baška Voda, you'll be within around 40 minutes of Makarska, a lively resort which offers



opportunities to visit islands like Brač and Hvar. The region is ideal for sports such as kayaking, quad-biking and swimming in the nearby Blue Lake.

## Facilities

Tennis Court • Villa • Wellness • Hairdryer • Tennis Nearby • Wine Tasting • Wi-Fi/Internet • Golf Nearby • Air-Con • Private Pool • Gym/Fitness Room • DVD • Games Room • Pool/Snooker • Modern • Heated Pool • Ideal for Kids • Ideal for Teens • Hot Tub • All Bedrooms En-Suite • Satellite TV • Sauna/Steam • Outdoor Games • Heating • Fenced Grounds • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## The Villa

### *Interior*

- Fully equipped kitchen
- Open plan living and dining area
- Five double bedrooms with en suite bathroom
- Games/fitness area
- Sauna

### *Exterior*

- Private heated infinity swimming pool
- Large garden with sun loungers
- Patio with outdoor lounge furniture
- Covered outdoor dining area
- Barbecue
- Access to tennis court
- Access to 6-hole golf course
- Children's playground
- Hot tub

### *Additional Facilities*

- Air conditioning
- Heating
- Wifi
- Sofa bed
- Satellite TV
- DVD player
- Fitness equipment
- Pool table
- Hairdryer
- Washing machine
- Ironing facilities

For larger groups, Villa Lilian

(<https://www.oliverstravels.com/croatia/makarska/villa-lilian/>) is an identical villa available next door that can accommodate a further ten guests.





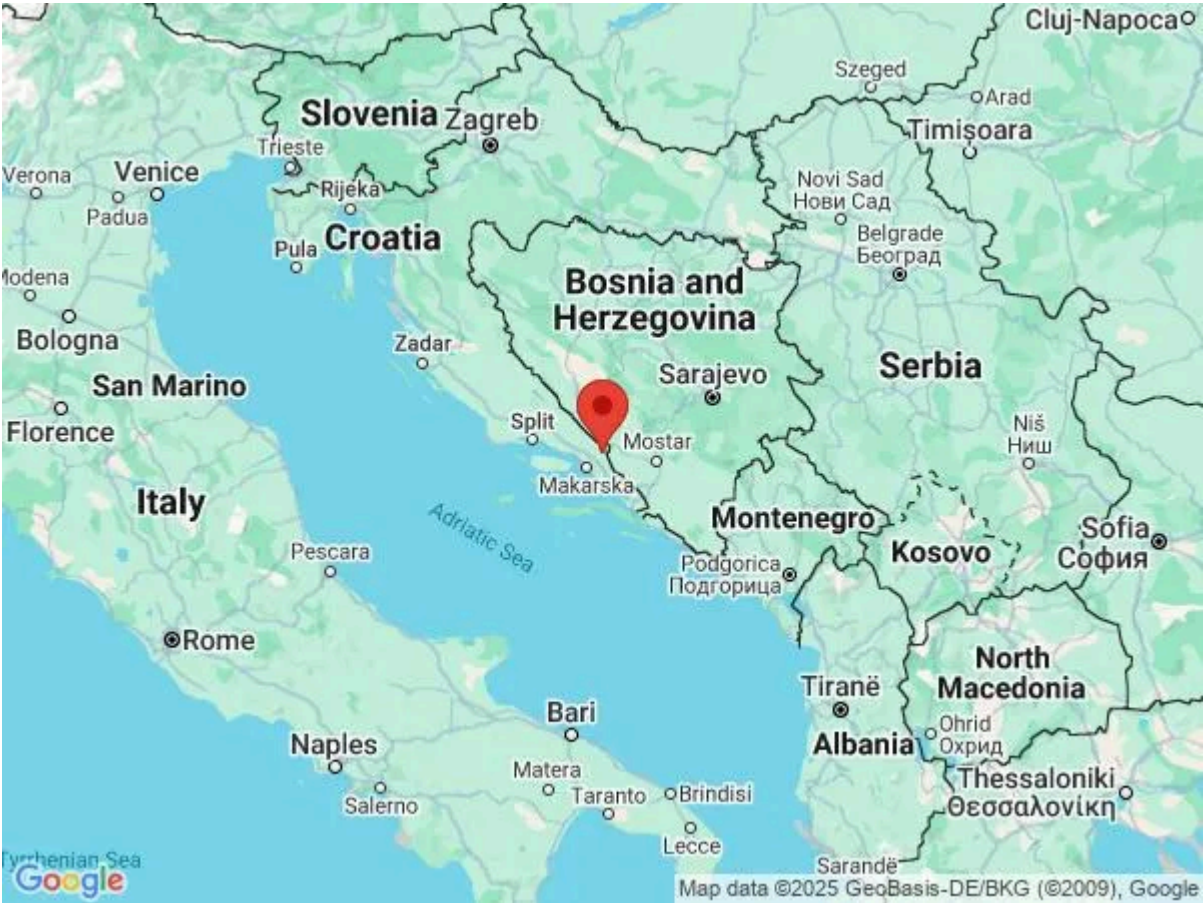
# Location & Local Information

Perfectly placed for the stunning Blue and Red Lakes, Imotski is a fine place to base your stay in Dalmatia. While both of these landmark sights are well worth seeing, you can only swim in the Blue Lake. Imotski town lies near the border with Bosnia & Herzegovina and is a pretty place to spend some time. You can enjoy its beautiful squares filled with café and restaurant terraces and may even get to experience some open-air concerts or festivals.

Villa Raelyn is located just outside of Zmijavci, which has a few restaurants, cafes, and a small shop. The nearest supermarket is just outside Imotski, around a ten-minute drive away.

## Local Amenities

|                     |                       |
|---------------------|-----------------------|
| Nearest Airport     | Split Airport (101km) |
| Nearest Town        | Imotski (9km)         |
| Nearest Beach       | Plaža Oseka (30km)    |
| Nearest Village     | Zmijavci (2km)        |
| Nearest Supermarket | Lidl, Imotski (6.5km) |



## What we love

- This ultra-modern villa has a place for everyone – kids will love the playground and pool, while adults can enjoy their evenings in the hot tub.
- It's a pleasure to dine on the spacious, covered terrace with its magnificent views of Imotski and beyond.
- Villa Raelyn has excellent wellness facilities with a top-notch sauna, fitness room and tennis court.

## What you should know...

- An €1500 security deposit is required when you stay at Villa Raelyn, payable on arrival. This rises to €2500 over the Christmas and New Year period.
- Up to two extra beds can be provided at an additional cost of €400 each.
- Use of the tennis court and golf course will incur a small fee for maintenance of the facilities.

# Terms & Conditions

- **Security deposit:** €1500 (€2500 euro from December 23 - January 5) paid in cash to the owner upon arrival and refunded upon 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
- **Other Ts and Cs:** Two extra beds can be arranged upon request at €400 (paid locally) each, therefore increasing the maximum occupancy.
- **Changeover day:** Flexible
- **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.
- **Other 2:** Golf range, mini golf and tennis are all available with a small fee (paid locally) in order to maintain equipment. If you are interested in using these facilities please enquire at time of booking.
- **Minimum stay:** 7 nights. All other durations on request.
- **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.