Villa Janica

Region: Croatia **Sleeps:** 8

Overview

Villa Janica offers an inviting retreat for eight guests in a serene rural setting near Labin, just fifteen minutes from Rabac's coastal charm. The villa features four stylish bedrooms, each with a wardrobe and terrace access. Two bedrooms are located on the ground floor, including an accessible suite designed for guests with disabilities, while the other two are situated on the first floor. A bright lounge, equipped with a large television and PlayStation, provides a comfortable space for gathering, complemented by a dining area for eight and a fully equipped kitchen ideal for shared meals.

A dedicated wellness zone on the ground floor includes a Finnish sauna, ceramic warm beds, and chromotherapy lighting alongside a laundry area and guest WC. Outdoors, guests can enjoy al fresco dining with a covered kitchen, barbecue, sunbeds, a swimming pool, jacuzzi, and a vegetable garden. The terrace invites relaxation among olive trees and lavender, offering panoramic views of rolling vineyards and sunsets. For recreation, there's access to a gym and an outdoor chess area. Blending understated elegance with natural beauty, Villa Janica is perfect for families or friends seeking connection and tranquillity in Croatia's captivating Istrian countryside.









Facilities

Air-Con • Wellness • Private Pool • <1hr to Airport • Ideal for Kids • Ideal for Teens • Beach Nearby • All Bedrooms En-Suite • Ground Floor Bed & Bath • Modern • Parking Space • Wi-Fi/Internet • Outstanding Landscapes • Coffee Machine • Outdoor Pursuit & Activities • Hairdryer • Tourist Towns & Villages • TV • Gym/Fitness Room • Hot Tub • Dishwasher • Microwave • Sauna/Steam • Outdoor Games • Heating • Fenced Grounds

Interior & Grounds

The Villa

Ground Floor
- Fully equipped kitchen
- Large open-plan living and dining area
- Small study
- Two double bedrooms with en-suite bathroom
- Wellness zone with a Finnish sauna and ceramic ergonomic warm beds and lighting suitable for chromotherapy
- Laundry room with washer and dryer
- Guest WC

First Floor
- Two double bedrooms with en-suite bathroom

Exterior Grounds
- Private swimming pool
- Terrace with 8 sunloungers and parasols
- Outdoor shower
- Hot tub
- Covered summer kitchen with a large dining table
- Barbecue
- Children's playground
- Outdoor chess
- Small gym with multi-functional machines

Additional Facilities
- Air conditioning
- Central heating
- Underfloor heating
- Wi-fi
- Television
- PlayStation
- Hair dryer
- Washing machine
- Tumble dryer
- Coffee machine
- Video surveillance at the entrance
- Parking









Location & Local Information

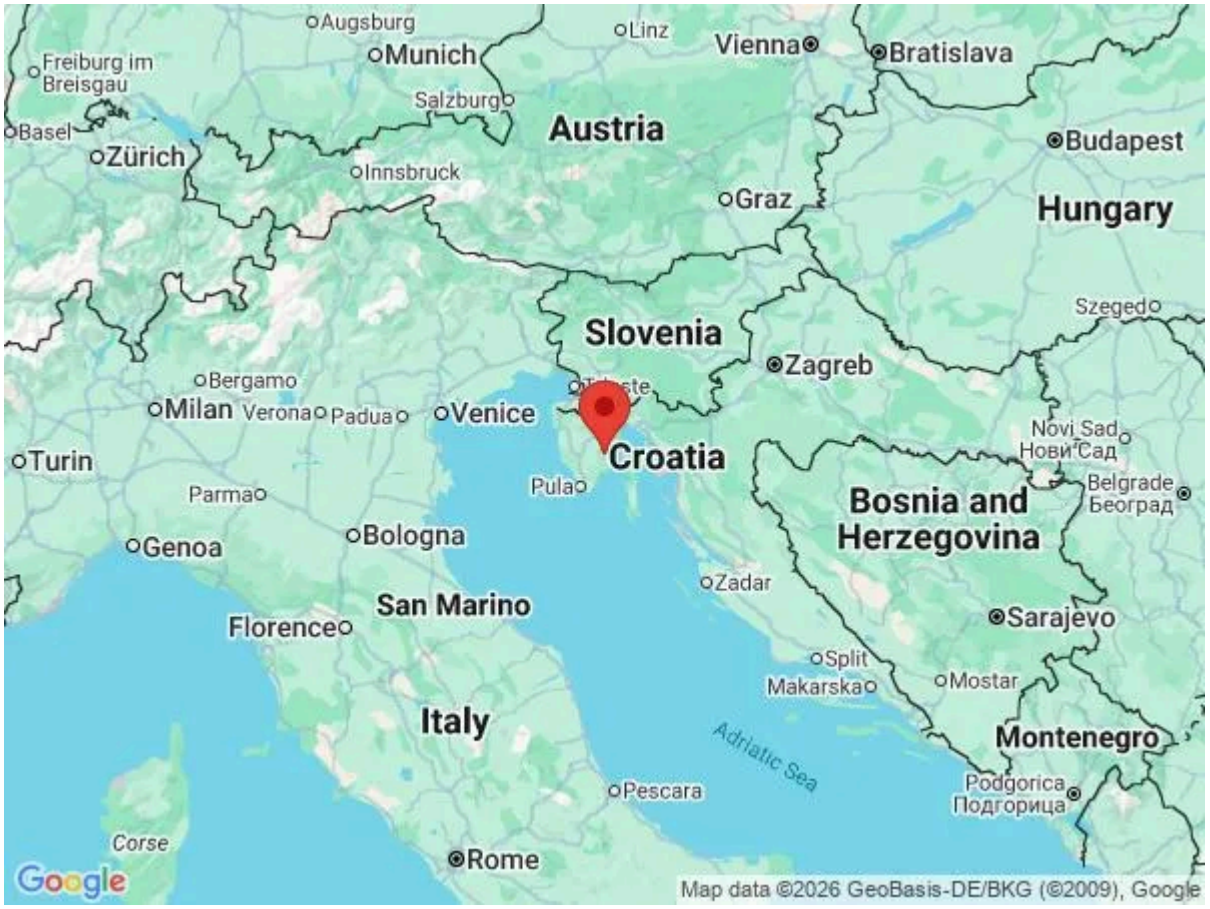
Perched atop a hill in Labin, Istria, this charming town offers sweeping views over Rabac and the azure Adriatic Sea. Once Croatia's largest coal mining centre, Labin's rich past includes a pioneering anti-fascist uprising in 1921. Today, it blends vibrant history with leisurely holiday appeal, where visitors can don helmets to explore atmospheric mining tunnels.

Labin's old town captivates with its colourful Baroque, Renaissance, and Gothic architecture lining the cobbled streets. Highlights include the Fortica fortress, offering panoramic vistas of Rabac and the Island of Cres, the striking Church of the Virgin Mary's Birth, and echoes of Dubrovnik in the town's defensive walls. The Dubrova Sculpture Park, dotted with over seventy outdoor works, adds an artistic flair.

Local gastronomy thrives in the area's many restaurants and bars, notably the iconic three-storey Velo Kafé. Nearby Rabac, just fifteen minutes away, offers pristine pebbled beaches like Girandella and Maslinica, perfect for families, swimming, and snorkelling. Guests can also enjoy water sports, boat excursions to hidden coves such as Miami Beach or the enchanting Island of Cres, and lively evenings at welcoming bars like Perla or Vanilija Rabac.

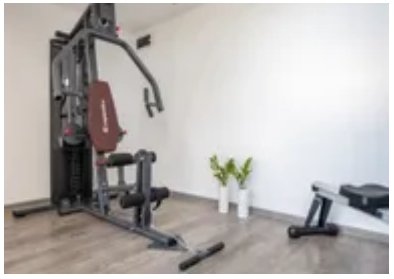
Local Amenities

Nearest Airport	**Pula Airport (42km)**
Nearest Beach	**Plaza Girandella (12km)**
Nearest Ferry Port	**Pula Ferry Port (46km)**
Nearest Supermarket	**Plodine (2km)**
Nearest Town	**Labin (5km)**









What we love

- We love the idea of hearing the crickets at night. The area is so peaceful that the hum of crickets provides a lovely background noise as you drift off to sleep for the night.
- Snorkelling at Girandella Beach! Take a piece of bread with you to help lure the fish into view, and use an underwater camera to take pictures.
- We love the idea of starting the morning at the table together with a big breakfast before doing laps of the pool. Bliss!

What you should know...

- We recommend taking cash, especially when heading off the beaten track. Some establishments only accept cash, so it's best to be prepared.
- Bring bug spray to apply in the evenings, as the location is remote. The plus side to that is the tranquillity, but it does mean bugs can come into play!
- It's recommended to have access to a car due to the remote location. Jump in the car and explore the surrounding areas before heading back to your hidden sanctuary afterwards.

Terms & Conditions

- **Security deposit:** €800 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection, if the group is under 21 years of age.

- **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:** Please note, there is a service charge of €250 payable to OT prior to arrival.

- **Changeover day:** Flexible

- **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 & Vaping are not permitted.

- **Minimum stay:** 5 nights. All other durations on request.

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

- **Pool heating charge?:** The pool is open from 1st May to 1st October. Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.

- **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.