

# Villa Jozefina

Region: Trogir   Sleeps: 8

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## Overview

This spectacular villa is situated in the seaside village of Seget Donj, near Trogir in Croatia. The charming villa offers relaxation and space in abundance. With beautiful sea views, a private, heated pool and accommodations spread out over three levels to offer maximum comfort, this is an ideal holiday to enjoy the beauty of Croatia.

The spectacular property is laid out with plenty of space for relaxing, with two large living areas and two kitchens. The villa is aimed at up to 8 guests with four high-quality bedrooms and four elegant bathrooms. With comfort in mind, this villa is a modern gem with a peaceful atmosphere and a beautifully well-presented interior.

The lower ground floor benefits from being home to the beautiful kitchen, fitted with everything you need for your stay. From a stunning island to a wine cooler, there is also a dining area which overlooks the spectacular swimming pool. On this floor, there is also a bedroom which is double in size and leads out to the pool. This floor also has a family bathroom that boasts a shower.

Meanwhile, the ground floor has a living room with a flat-screen TV and sea views. For those colder months, there even is a fireplace. Additionally, there is a fully fitted kitchen with everything you need for cooking during your stay and another dining area that boasts beautiful sea views. There is another toilet on this floor, which is ideal for guests during their stay,

The first floor of the property has another bedroom which is king-size and has sea views. There is also another king bedroom with an en suite bathroom and a terrace with deck chairs. There is also a fourth king-size bedroom on this floor, a beautifully presented family bathroom, and a separate toilet.



Externally, there is a heated private pool and a sun deck area with chairs, perfect for sunbathing. As well as the pool, there is an outdoor dining area where you can appreciate the gorgeous views while tucking into barbecue food. There is also a lounge corner to enjoy some chill and privacy. There is also outdoor table tennis in the parking area that offers space for up to three cars.

Seget Donji is a charming village which offers privacy and seclusion while also being home to many cultural and historical spots. The villa is only 2.5km from those looking to go to the beach during their break away. With all its amenities, culture, and restaurants, Trogir town is only 7km from the villa. The airport is only 9.7km away from the villa making it an easy journal when you first arrive. There is also a mini market and a supermarket within 2km.

## Facilities

Ideal for Kids • Villa • Walk to Village • Private Pool • Air-Con • Heated Pool • Ideal for Teens • Cots (Cribs) • Beach Nearby • Ground Floor Bed & Bath • <1hr to Airport • Walk to Restaurant • Parking Space • Wi-Fi/Internet • Seaview • Outstanding Landscapes • Coffee Machine • Outdoor Pursuit & Activities • Hairdryer • Tourist Towns & Villages • TV • Table Tennis • Safety Deposit Box • Heating • Ideal for Babies & Toddlers • High Chair(s) • Fenced Grounds

# Interior & Grounds

## The Villa

Villa Jozefina is a modern four bedroom villa with sea views and a private swimming pool.

### *Lower Ground Floor (swimming pool level)*

- Fully equipped Kitchen with an island
- Dining area
- Bedroom with a double bed and a direct exit to the pool area.
- Family bathroom with a shower

### *Ground Floor (parking level)*

- Spacious living room with fireplace
- Fully equipped kitchen
- WC

### *First Floor*

- Master Bedroom with a king-size bed and en-suite bathroom with bathtub
- Two bedrooms with a king-size bed
- Family bathroom

### *Outside Grounds*

- Heated swimming pool (8,3m x 3,4m) with a no-Chlorine system
- Outdoor shower
- Sun deck area with 8 deck chairs and lounge corner
- Covered dining area
- Barbecue

### *Additional Facilities*

- Air conditioning
- Heating
- Safe
- Wi-fi
- Television
- Wine cooler
- Coffee machine
- Washing machine
- Dryer
- Iron and ironing board
- Hairdryer
- Baby cot
- Highchair
- Table tennis
- Parking



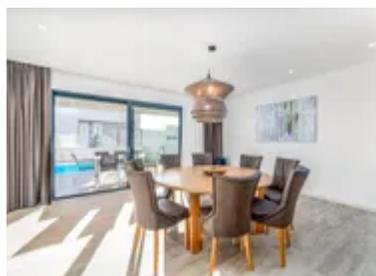
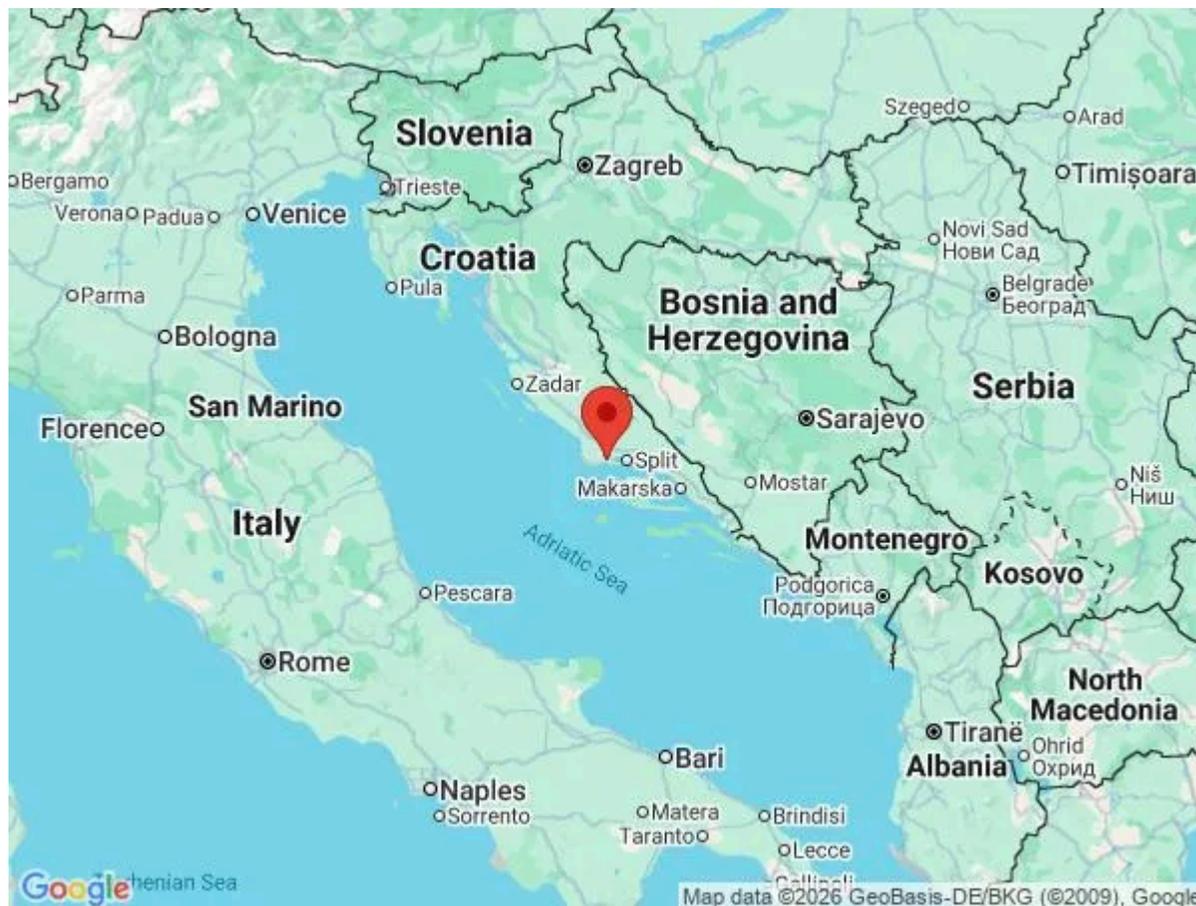
## Location & Local Information

Villa Jozefina is a great base to explore everything Croatia has to offer. While relaxing days at the villa are a must, you must visit the village to learn about the local culture. There is a port located in the village which is used for fishing. You can see people fishing and enjoy the local views. Several restaurants and cafes are also located here, which are great places to enjoy a meal with family and friends. If you are staying local, you can enjoy many walks along the coast from the village.

The beautiful pebble beach just 2.5km from the villa offers a perfect spot for sunbathing. The whole family will enjoy spending time at the beach here. The villa is located only 7km from the well-known town of Trogir. It's a beautiful scenic town classed as a UNESCO World Heritage site. It's got a rich history with a lot of its architecture still remaining to this day from its origination which traces back over 2300 years ago. With lovely shops and cafes around every corner, you can buy some trinkets for your home. The buildings are a sight to see with buildings from various periods, including the Gothic and baroque periods. The stunning Cathedral of St. Lovro is also a highlight while visiting the town.

The larger town of Split, one of the largest in Croatia, is also a must for a day out. A popular, lively area, Split, which is only 30km from the villa, offers many things to do and see. As well as having good restaurants and bars and lively nightlife, the town has many interesting and unique things to see and do, including walking through the old town and visiting the Diocletian Palace. The Split Archaeological Museum is worth a day trip from your villa, and sports fans will enjoy visiting the Sports Hall of Fame Museum. The Mladezi Park stadium is also worth visiting for those hoping to watch a game.

Another unique experience you can have during your stay at the villa is seeing the Krka waterfalls. One of the most beautiful sights to see in Croatia, these are an incredible experience. You can also go further afield by going on a boat tour to see the other islands close by. The Villa



Jozefina is a great base to see much of what Croatia has on offer.

## Local Amenities

Nearest Airport	<b>Split Airport (10.5km)</b>
Nearest City	<b>Split (30km)</b>
Nearest Town	<b>Trogir (7km)</b>
Nearest Beach	<b>Medena (5km)</b>

## What we love

- The gorgeous sea views from the property are a highlight and they can be enjoyed from the living spaces and the bedrooms.
- The beautiful pool is heated and of good size for the whole family to enjoy. Added bonus is the easy access from the bedroom and kitchen on the ground floor.
- The property is laid out really well with plenty of bathrooms and the bedrooms are all good sizes with most boasting sea views and all featuring air conditioning.
- There are two lovely living spaces and two fully fitted kitchens, perfect for multiple families visiting.

## What you should know...

- There is Wi-Fi that can be accessed throughout the villa which is ideal for speaking to those loved ones from home.
- It's important to know that the property has accommodation that is split across three floors.
- Parking is available at the property and there is space for up to three cars.

# Terms & Conditions

- **Security deposit:** €500 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 from 17.06 to 08.09 <br> 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 from 03.06 to 15.09 <br> 5 nights during all other periods.
- **Heating costs included?:** Yes, included in the rental price.
- **Pool heating charge?:** Pool heating is included in the rental price and will be turned on by the owner, it is not necessary to request at time of booking. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- **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.
- **Pool towels included?:** Yes.