Villa Asja

Region: Slovenia **Sleeps:** 5

Overview

Ideally situated in the idyllic village of Malečnik, just a ten-minute drive from the picturesque city of Maribor, Villa Asja is a contemporary three-bedroom property that offers an authentic glimpse into life in the scenic Slovenian countryside for up to six guests. The modern villa features a sun-soaked private garden with a wooden terrace, swimming pool, outdoor fire pit, and barbecue facilities for balmy summer evenings. With relaxed, understated interiors and a tranquil setting, Villa Asja is the perfect place to unwind with your loved ones whilst soaking up the sunshine and the fresh mountain air of eastern Slovenia.



Begin each day with a refreshing dip in the villa's heated swimming pool, which features a biological, chlorine-free filtration system. An outdoor shower is also offered on Villa Asja's wooden terrace. After a leisurely swim, guests can sip a freshly brewed cup of coffee in the peaceful fenced garden, with views of the mountains in the distance. Complimentary bikes offer plenty of opportunities to explore the surrounding countryside in the afternoon sunshine, or guests can make their way to nearby Maribor to discover the charming sights of the city. For those who wish to spend the day at home, the garden provides a verdant space where everyone can play. Later on, the whole family can enjoy a delicious barbecue before relaxing by the fire under the stars.







Upon entering Villa Asja from the wooden terrace, guests will find a welcoming living space with a cool and restful ambience. Here, the family can enjoy snuggling up on the sofa in front of the flatscreen TV, ready for a cosy movie night. Meanwhile, a fully equipped kitchen offers a range of appliances alongside a charming dining area, where everyone can gather together to discuss the day's adventures. A modern family bathroom features a walk-in

shower. The villa has three relaxed double bedrooms, with low-key, effortless décor and garden views.

With a delightful location and modern home comforts, guests are sure to remember their stay in this serene rural oasis for a long time to come.

Facilities

Private Pool • Great Value • Ideal for Kids • Historical Sites • Walking/Hiking Paths • Special Offer • Has Offer • Has Discount • Ideal for Teens • Modern • Ground Floor Bed & Bath • Parking Space • Wi-Fi/Internet • Rural Location • Outstanding Landscapes • Outdoor Pursuit & Activities • Hairdryer • Tourist Towns & Villages • Satellite TV • Ideal for Babies & Toddlers • Fenced Grounds

Interior & Grounds

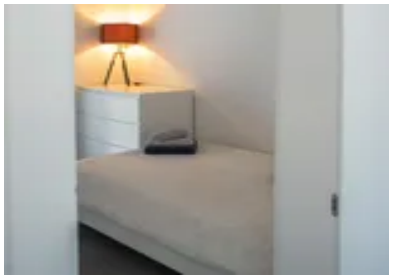
Interior (100sqm)
- Well equipped kitchen with dining area
- Living room with access to terrace
- Three double bedrooms
- Family bathroom with shower
- Guest WC

Exterior
- Private heated swimming pool (no chlorine system)
- Outdoor shower
- Terrace with sun loungers
- Fenced garden

Additional Facilities
- Wi-fi
- Television
- Stereo
- Washing machine
- Hairdryer
- Children's toys
- Parking







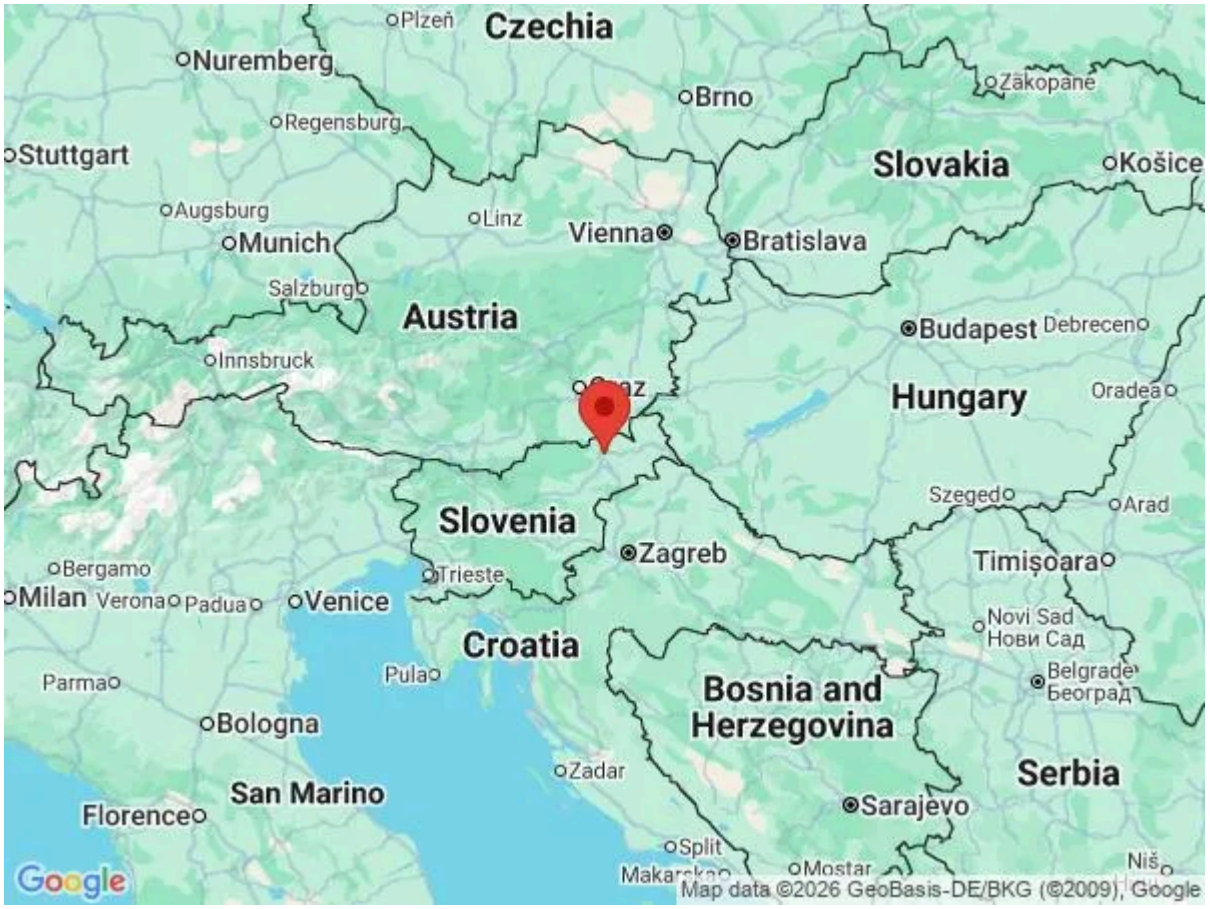


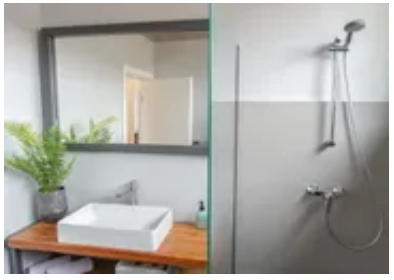
Location & Local Information

Villa Asja boasts a peaceful location in the rural village of Malečnik in northeastern Slovenia, with the emerald waters of the Drava River flowing through the village and providing plenty of gorgeous walking trails for locals and visitors alike. The picturesque Gorca Hill rises above tranquil Malečnik, with a scenic pathway that leads to the very top of the hill, where the imposing Church of the Virgin Mary, dating back to the fifteenth century, is located. This green hillside is particularly beautiful at golden hour, with views stretching out across verdant vineyards and rolling olive groves. Malečnik is also home to friendly ecological farms, apiaries and winemaking centres, which open their doors to visitors during the warmer months, keen to share the stories behind the local traditions and gastronomic customs that make this region so unique.

The centre of the nearby city of Maribor is only six kilometres away from Villa Asja. Surrounded by rolling green hills and the dense Alpine forests of Pohorje, the city is also home to the world's oldest grapevine. In the picturesque Slomškov Trg Square, Maribor Cathedral is a cultural highlight dating back to the twelfth century, with a beautiful bell tower and an observation deck offering stunning views of the city. Meanwhile, the remarkable Maribor Castle is home to the Maribor Regional Museum, a fascinating museum with a range of exhibitions which provide history and archaeology buffs with an insight into the city's rich and varied past.

Hiking and biking enthusiasts will be captivated by the spectacular natural beauty of Pohorje, a vast mountain range with deep woodlands, cascading waterfalls and Alpine lakes, including the glacial Črno Jezero, tucked away amidst a protected forest reserve. Pohorje is also home to an extensive array of wildlife, with over seven hundred species of butterflies alone. There is a bus that provides a free shuttle service to the summit of Pohorje during summer, or you can make your way to the famous Pohorje cable car, roughly five kilometres away from the historic centre of Maribor, to enjoy breathtaking views of





the city and the mountains. During the winter months, Pohorje becomes the largest ski centre in Slovenia, where the country's winter sports lovers gather together to enjoy approximately forty-two kilometres of snow-white slopes!

Back on the charming streets of Maribor, visitors can enjoy intimate wine tastings in the iconic Old Vine House and the Vinag Wine Cellar, one of the oldest classical wine cellars in Europe. For something a little different, golf devotees can visit the challenging but enjoyable Ptuj golf course, located roughly half an hour away from Villa Asja by car.

Local Amenities

Nearest Airport	**Ljubljana (135km)**
Nearest Airport 2	**Zagreb Airport (134km)**
Nearest City	**Maribor (6.8km)**
Nearest Supermarket	**Lidl (5km)**

What we love

- Take a dip in Villa Asja's private swimming pool each morning, before relaxing in the sun-soaked garden.
- It is a treat to visit local vineyards and wineries for intimate tasting sessions, where you can get to know Slovenia's amazing landscapes through its excellent wines.
- The villa's tranquil setting near the picturesque city of Maribor allows you to wander the scenic city streets on sunny afternoons, as well as visiting some stunning rural gems.
- Hike the beautiful woodland trails of Pohorje, before enjoying a delicious meal at a local gostilna in the centre of Maribor.

What you should know...

- Villa Asja features three bedrooms and a sofa bed in the living room.
- The villa's seasonal heated swimming pool is open from May until the end of September. We recommend that young children remain supervised whilst playing near the pool.
- Pets are welcome at Villa Asja upon request.

Terms & Conditions

- **Security deposit:** There is no security deposit, but should there be any damage or loss caused by you or your guests during your stay you may be liable for the cost.

- **Arrival time:** 4.00 p.m.

- **Departure time:** 9.00 a.m.

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

- **Linen & towels included?:** Yes, included in the rental price.

- **Pets welcome?:** On request only and with prior agreement with the owner. If accepted, a pet supplement of €15 per pet per day will apply (paid locally).

- **Changeover day:** Flexible

- **End of stay cleaning:** Extra €50, payable locally. 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:** 4 nights. All other durations on request.

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

- **Pool heating charge?:** Heated from May to October. Pool heating is available upon request at time of booking and is included in the rental price. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.

- **Tax:** Tourist tax (approx. 3.13€ per person, per days) is not included in the rental price and will be charged in cash on arrival.

- **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.