Villa Ausha

Region: Dubrovnik City **Sleeps:** 10

Overview

Surrounded by the scenic limestone hills and Mediterranean greenery of Dubrovnik, Villa Ausha is a contemporary five-bedroom property around a kilometre from the medieval old town and the sparkling Dalmatian coast. Spread across three floors and boasting a secluded garden, a sun-drenched terrace and a private swimming pool, up to ten guests can relax and unwind in peace whilst soaking up the spectacular natural beauty of the villa's surroundings. With modern facilities and a superb setting, Villa Ausha is the perfect place for a relaxing and rejuvenating retreat in Dubrovnik.

Enjoy a leisurely dip in the heated swimming pool, surrounded by leafy trees, before stretching out on a poolside sun lounger and basking in the morning sunshine. Later, everyone can gather to enjoy a delicious barbecue at the covered outdoor dining area, lingering over a glass of wine at sunset.

Stepping inside Villa Ausha's newly renovated interior living space, guests will be delighted to find an airy oasis with a contemporary open-plan layout. The living space features a welcoming lounge with a large corner sofa and a flat-screen TV. Adjacent to the lounge area, a modern dining area flows seamlessly into a sleek, fully equipped kitchen. Complete with ample counter space and a range of modern appliances, the kitchen is a culinary enthusiast's dream! The villa's ground floor also features a convenient laundry room and a WC.

Upstairs, the first floor of Villa Ausha features three bedrooms, each offering relaxed, understated décor and a restful ambience. Each bedroom has a queen-size bed and a modern en-suite bathroom with a walk-in shower. There are two more bright and spacious double bedrooms on the second floor, also featuring queen-size beds and en-









suite bathrooms with walk-in showers.

Boasting a fantastic location and plenty of contemporary Mediterranean charm, Villa Ausha provides up to ten guests with the perfect base from which to explore the treasure trove of coastal gems that Dubrovnik has to offer.

Facilities

Air-Con • Private Pool • Villa • <1hr to Airport • Walk to Village • Special Offer • Pets on Request • Has Offer • Has Discount • Wow Factor • Walk to Beach • Beach Nearby • Parking Space • Washing Machine • Coffee Machine • Hairdryer • Tourist Towns & Villages • TV • Tumble Dryer • Dishwasher • Microwave • Safety Deposit Box • Heating • Ideal for Babies & Toddlers

Interior & Grounds

The Villa

Ground floor
- Fully equipped spacious kitchen
- Large open living room with sofa, TV and pool view
- Dining area with 12 seats
- Laundry room with washer and dryer
- Guest toilet

First Floor
- Three bedrooms with queen size beds with private en-suite bathroom with shower

Second Floor
- Two bedrooms with queen size beds with private en-suite bathroom with shower

Exterior Grounds
- Private heated swimming pool*
- Barbecue
- Outside dining area
- Lounge sitting area
- Parking for two vehicles

Additional Facilities
- Air Conditioning (all rooms)
- Wi-fi
- Satellite TV
- DVD player
- Coffee maker
- Washer/dryer,
- Iron & ironing board
- Hairdryer

**The pool temperature is set to 25C/77F and cannot be changed by guests. The pool heater will not function when air temperature is at or below 15C/59F.*









Location & Local Information

Villa Ausha boasts a prime location just a kilometre from Dubrovnik's enchanting Old Town, offering guests easy access to its historic sites, vibrant atmosphere, and charming streets. With supermarkets and various restaurants nearby, essentials and dining options are conveniently within reach. The beach is also only a short stroll away, making it simple to enjoy Croatia's stunning coastline.

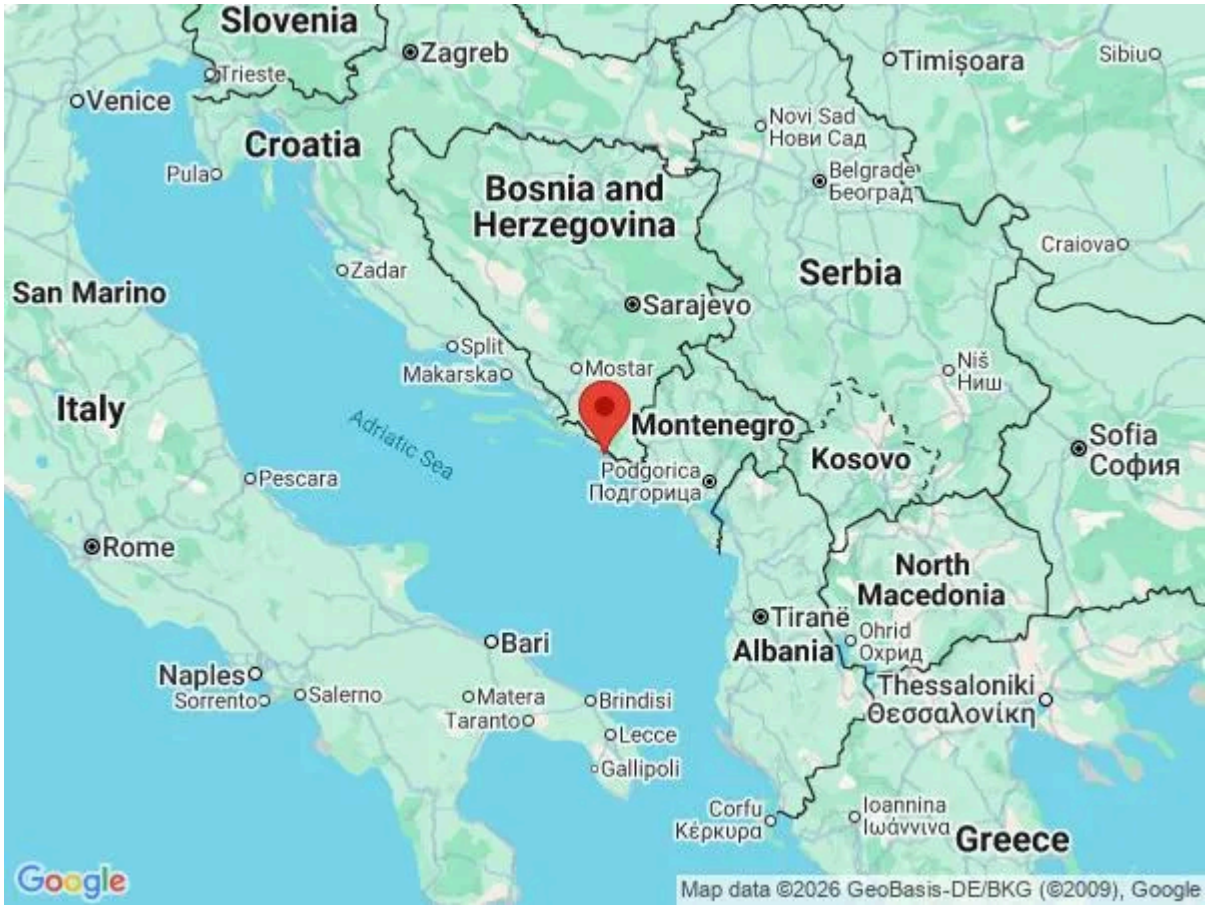
Visit Mljet National Park, a stunning nature park on its green island. Ferries to the legendary shores of Mljet depart from Gruž harbour, under a ten-minute drive from Villa Ausha. An hour-long journey across the turquoise waters of the Adriatic Sea will take you to the pretty port village of Sobra, where you can rent a bicycle or catch the bus to reach the untouched natural beauty of the national park.

Beyond the city streets of Dubrovnik, the shimmering Adriatic coastline beckons, offering visitors a treasure trove of rugged beaches to explore. Only a ten-minute stroll from the old town, Danče Beach is a secluded cove where locals like to take early-morning swims in the crystal-clear water.

After another exciting day exploring sun-soaked Dalmatia, make your way home to Villa Ausha in time for a sunset swim before relaxing on the terrace as the stars begin to appear.

Local Amenities

Nearest Airport	**Dubrovnik Airport (21km)**
Nearest City	**Dubrovnik (Walking distance)**
Sightseeing	**Dubrovnik Old Town (1km)**
Nearest Beach	**Plaza Bellevue (0.7km)**









Nearest Supermarket	**Maxi Konzum (500m)**

What we love

- We dream about sipping coffee on the secluded terrace at Villa Ausha, soaking up the morning sunshine and the Mediterranean greenery before taking a dip in the private swimming pool.
- We love the villa's fabulous setting near the old town of Dubrovnik.
- Kayaking around the hidden coves and inlets of the stunning Elaphiti Islands.
- We highly recommend hopping on the ferry to take in the breathtaking saltwater lakes of Mljet National Park.

What you should know...

- For larger groups Villa Jewel is located next door, able to accommodate an additional ten guests.
- Villa Ausha is located roughly a kilometre away from Dubrovnik's old town. There are steep stairs leading up to the villa and into the town. A local bus service is also available.
- We recommend that young children remain supervised whilst playing near the swimming pool.
- Pets are welcome upon request.
- Please note, if you are arriving by car, you must provide the supplier with your license plate details prior to arrival due to traffic restrictions in Dubrovnik.

Terms & Conditions

- **Security deposit:** €300 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.

- **Arrival time:** 17:00 - 00:00

- **Departure time:** 10:00

- **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 €10 per pet per day will apply (paid locally).

- **Other Ts and Cs:** Cot and Highchair available on request for 5€ per night each (paid locally). Please note, if you are arriving by car, you must provide the supplier with your license plate details prior to arrival due to traffic restrictions in Dubrovnik.

- **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:** 3 nights. All other durations on request.

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

- **Tax:** Tourist Taxes 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.