

Villa Averie

Region: Croatia Sleeps: 6

Overview

This stunning, architect-designed, one-storey villa has two superb ensuite double bedrooms and can accommodate up to six guests, four adults and two children. Ideal for a family holiday or a group of friends' get-together. The property is set in its own fenced-in grounds, with beautifully manicured lawns, surrounded by tall, mature trees. There is a centrepiece heated swimming pool, and the star of the show is a separate mini spa. Villa Averie comes with all the mod cons, including complimentary air conditioning and Wi-Fi throughout, underfloor heating, satellite TVs in all the rooms, and private parking for two cars. The sleek charcoal grey exterior complements the exquisite interiors, which are stylishly furnished with contemporary pieces and decorated in a calming colour palette of natural earth tones.

Enter the villa to be welcomed by a light and bright open-plan living space with floor-to-ceiling sliding doors that give access to the pool terrace and garden. The seating area has a comfy sofa bed that can sleep up to two children. The sleek kitchen is fully equipped with all the latest appliances you will need to cater for your holiday. The adjacent dining set is perfect for some smart indoor entertaining. The villa has two well-appointed bedrooms with king-size beds and ensuite bathrooms with walk-in showers, hand basins, and WCs.

Step out onto the terrace and take a swim in the heated pool before relaxing on one of the reclining sun loungers. Cool off on the meticulously manicured green grass lawns, and catch up with this year's best seller. Spend an afternoon in the Wow-factor separate mini spa, wallow in the five-seater Jacuzzi, sweat it all off in the wood sauna, then shower before snoozing in the relaxing seating spot. As dusk falls, meet at the covered dining set and enjoy



local delicacies freshly cooked on the built-in barbecue as you raise a toast to the most magical holiday.

Facilities

Hairdryer • Air-Con • Wi-Fi/Internet • Walking/Hiking Paths • Coffee Machine • Villa • Washing Machine • Cots (Cribs) • Private Pool • Heated Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Pets on Request • <1hr to Airport • Dishwasher • Microwave • Safety Deposit Box • Sauna/Steam • Heating • High Chair(s) • Parking Space • Outdoor Pursuit & Activities • Tourist Towns & Villages

Interior & Grounds

The Villa

Interior (130m2)

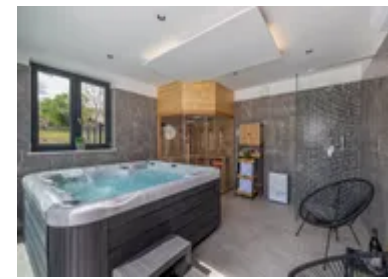
- Fully equipped kitchen
- Dining and living area with sofa bed
- Two double bedrooms with king size bed and en-suite bathroom

Exterior

- Private heated swimming pool (32m2)
- Terrace with sun loungers
- Covered outdoor dining area
- Outdoor summer kitchen with fireplace
- Trampoline
- Wellness area with sauna, hot tub and shower
- Fully fenced garden (800 m2)

Additional Facilities

- Air conditioning
- Underfloor heating
- Wi-fi
- Satellite television
- Stereo
- Hairdryer
- Private parking



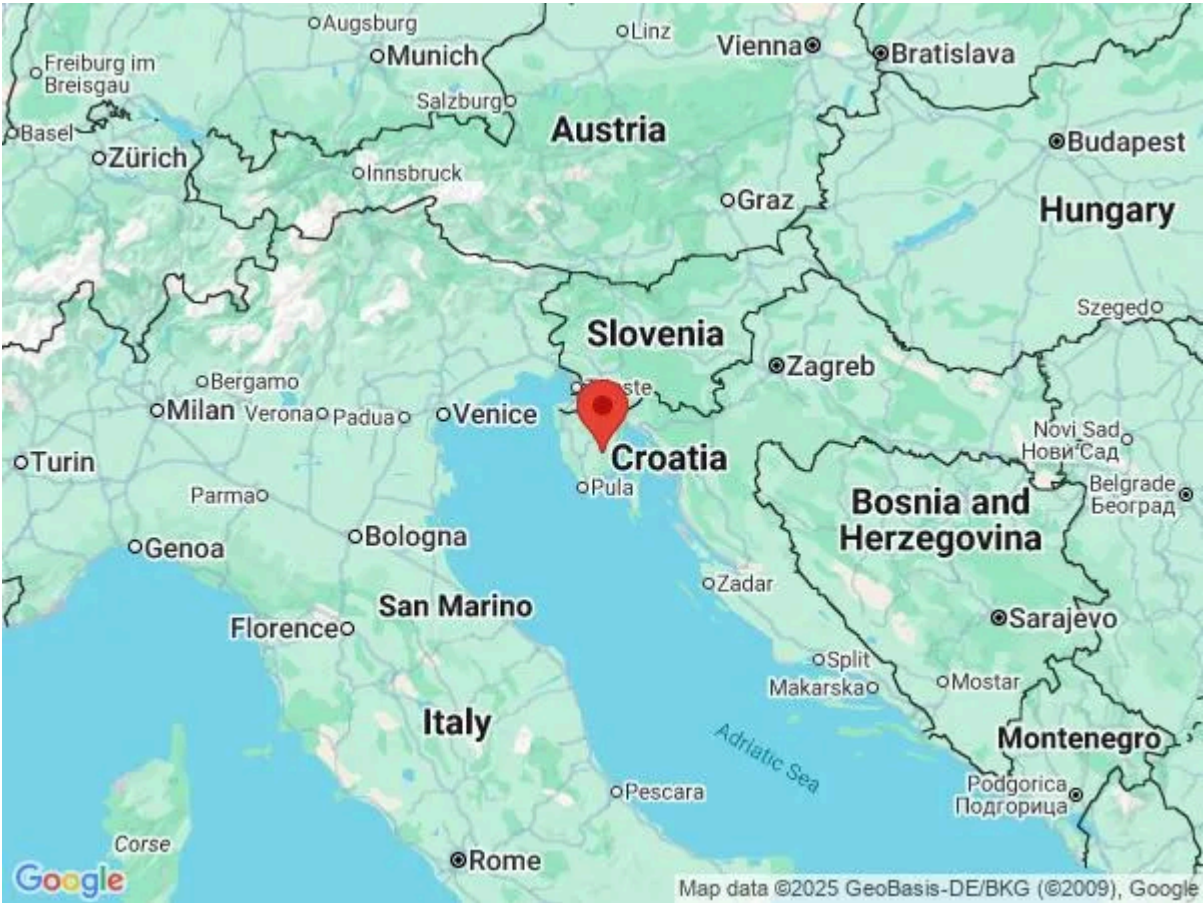
Location & Local Information

Villa Averie is set in the heart of the countryside, in Zupanici, just twelve kilometres from the Croatian Adriatic coast. The villa is a scenic forty-five-kilometre drive from the nearest international airport at Pula to your holiday home from home. The nearest minimart is two kilometres away, where you can stock up on provisions and enjoy some traditional local dishes.

Spend the day in the town of Rabac, with its beautiful beaches, where you can try your hand at kayaking, windsurfing, stand-up paddle boarding, a game of tennis, or horse riding across the dunes. From there, take a boat trip to the island of Cres, where you can discover the beauty of the Blue Cave. Visit the original Roman town of Labin, enter through the city gates, walk its old streets, and admire the art galleries. Go further afield to the resort of Pula, a seafront city with a protected harbour and ancient ruins, where you can eat freshly caught seafood by the seashore.

Local Amenities

Nearest Airport	Pula (45km)
Nearest City	Pula (50km)
Nearest Town	Labin (8km)
Nearest Beach	Rabac (13km)
Nearest Supermarket	Plodine (6km)



What we love

- We absolutely adore the mini spa at Villa Averie, wallowing in the Jacuzzi and sweating it all out in the sauna is simply bliss.
- The kitchen in Villa Averie is sleek and minimalist chic yet fitted with all the appliances you will need to cater for your holiday.
- Cook on the outside wood-burning barbecue and dining alfresco under a twinkling Croatian countryside sky at Villa Averie!

What you should know...

- We highly recommend hiring a car to access Villa Averie and see all the sights you would like to see
- Villa Averie can accommodate up to four adults and two children in the two double bedrooms and on the sofa bed in the seating area, there is a next door villa called Villa Amaia (<https://www.oliverstravels.com/croatia/istria/villa-amaia/>) should you have a larger group.
- Both the bedrooms in Villa Averie have king-size beds, no single beds. Perfect for couples sharing or a small family.

Terms & Conditions

- **Security deposit:** €500 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection
- **Arrival time:** 16:00 - 21:00
- **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.
- **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.
- **Minimum stay:** 7 nights July to September.
 5 nights during all other periods.
- **Heating costs included?:** Yes, included in the rental price.
- **Tax:** Included in the rental rate.
- **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.