

Villa Leica

Region: Omis Sleeps: 10

Overview

Soak up the warm Croatian sunshine at Villa Leica, a fabulous five-bedroom villa located in the idyllic coastal town of Lokva Rogoznica. The villa boasts an abundance of contemporary charm, with a private swimming pool and a wellness oasis that features a hot tub and a Finnish sauna. At Villa Leica, modern comfort meets the timeless beauty of the Adriatic, offering an unforgettable holiday experience with stunning sea views for up to ten guests.

The sun-drenched terrace is a true highlight of this magnificent villa. Enjoy a refreshing dip in the spacious swimming pool or bask in the warm Dalmatian sunshine while gazing at the glittering Adriatic Sea. Descend the steps to reach a beautiful pebble beach, where you can enjoy a leisurely ocean swim in peace. Later on, Villa Leica's outdoor dining area is the perfect place for enjoying a glass of local wine as the sun sets over the Adriatic, while a traditional Dalmatian grill offers endless opportunities for a family feast under the stars.

On the ground floor of Villa Leica, you will find the wellness zone, complete with a soothing Finnish sauna, a large hot tub, an LCD TV, a bar for refreshments, and a well-appointed gym. Once you have made your way to the villa's first floor, you will be greeted by a large living space with an open-plan layout and stylish interiors which offer a true sense of contemporary elegance. The wraparound terrace on this level provides a romantic dining area with breathtaking views of the azure Adriatic Sea.

This open-plan living space at the heart of Villa Leica features an inviting lounge area with sumptuous sofas, a flat-screen TV, a coffee corner for laidback mornings, and the warm glow of a modern fireplace for cosy evenings. The lounge area flows seamlessly into a fully equipped kitchen and dining area, where you can prepare delicious



meals using fresh, local ingredients and savour relaxing moments together after spending the day exploring the Dalmatian coastline.

The villa features five exquisitely designed bedrooms. From plush king-size beds to stylish furnishings, every detail has been considered to create a restful and rejuvenating ambience. Upon reaching the second floor of Villa Leica, you will find three delightful double bedrooms with en-suite bathrooms featuring walk-in showers, as well as a charming lounge area. One of the second-floor bedrooms also boasts a private terrace with ocean vistas. Two master bedrooms are located on the top floor of the villa, with king-size beds, freestanding bathtubs, and modern en-suite bathrooms. Both master bedrooms provide access to a shared terrace with more spectacular views of the Adriatic.

Facilities

Air-Con • Washing Machine • Villa • Seaview • Walk to Beach • Wellness • TV • Hairdryer • Watersports • Wi-Fi/Internet • Walking/Hiking Paths • Beach Nearby • Private Pool • Gym/Fitness Room • Cots (Cribs) • Ideal for Kids • Ideal for Teens • Hot Tub • Dishwasher • Microwave • All Bedrooms En-Suite • Sauna/Steam • Working Fireplace/Woodburner • High Chair(s) • Fenced Grounds • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

Interior & Grounds

The Villa

Interior - Ground floor

- Finnish sauna
- Hot tub
- Bar
- Gym
- WC

Interior - First floor

- Living room with fireplace
- Fully equipped kitchen and dining area

Interior - Second floor

- Bedroom 1 - Double bed, TV, A/C, en-suite bathroom with shower, private terrace
- Bedroom 2 - Double bed, TV, A/C, en-suite bathroom with shower
- Bedroom 3 - Double bed, TV, A/C, en-suite bathroom with shower

Interior - Third floor

- Bedroom 4 - Master bedroom with double bed, TV, A/C, en-suite bathroom with bath and shower, access to shared terrace
- Bedroom 5 - Master bedroom with double bed, TV, A/C, en-suite bathroom with bath and shower, access to shared terrace

Exterior

- Private swimming pool
- Shower
- Sunbeds
- Covered dining area
- Dining area

Additional Facilities

- Internet/Wi-Fi
- Air conditioning
- TV
- Dishwasher
- Microwave
- Washing machine
- Iron & board
- Fitness equipment
- Cot
- Highchair
- Parking for multiple cars
- Barbecue

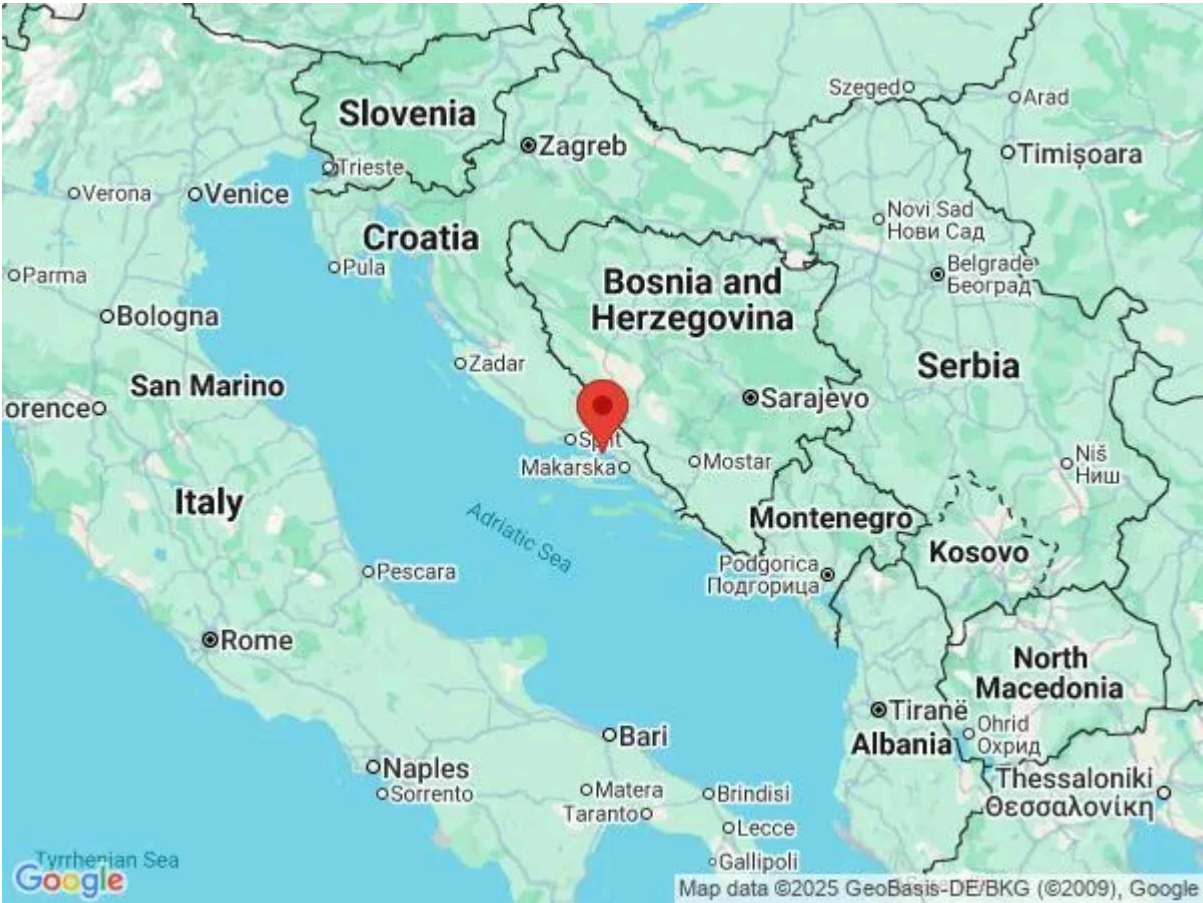


Location & Local Information

Villa Leica is perfectly located in the coastal town of Lokva Rogoznica, just 10 km from the historic centre of Omiš. Known for its vibrant atmosphere and stunning views of the Adriatic, Omiš is celebrated as Croatia's adventure capital. Visitors can relax on the beach, hike along the coast, or enjoy water activities such as rafting on the Cetina River, canyoning through gorges, and zip-lining over ravines.

For history enthusiasts, a 45-minute hike to the Starigrad Fortress offers breathtaking views, while the Mirabella Fortress, just a 5-minute walk from Omiš's main square, provides insight into the town's pirate past. Omiš's charming streets are perfect for leisurely exploration, with highlights like St. Michael's Church and the Omiš City Museum.

Nearby Split, under forty kilometres away, is home to Diocletian's Palace, a UNESCO World Heritage site. This sprawling Roman complex, dating back to the 3rd century, is one of the most magnificent ancient structures in existence. The Omiš Riviera offers a variety of beaches, from lively family-friendly spots to quiet coves. For a memorable day trip, take a boat tour from Omiš to Brač Island, famous for its beauty and serene atmosphere.



Local Amenities

Nearest Airport	Split Airport (51km)
Nearest Ferry Port	Split Ferry Port (35km)
Nearest Town	Stanići (5km)
Nearest Shop	Studenac Market (2km)
Nearest Beach	Pebble Beach (Walking distance)



What we love

- We dream about relaxing by the pool at Villa Leica, before sipping a glass of wine and admiring the sunset from the terrace at golden hour.
- The charming town of Omiš is a nature lover's paradise, with scenic beaches, the emerald waters of the Cetina River, and majestic mountain views at every turn!
- We love the villa's luxurious wellness zone, where you can indulge in some pampering in the hot tub and the soothing Finnish sauna after spending the afternoon hiking in the sunshine.
- We highly recommend a day trip to the ancient city of Split! We spent a sunny afternoon exploring the ruins of Diocletian's Palace, a UNESCO World Heritage site, before stopping off for a delicious lunch at a local tavern.

What you should know...

- Villa Leica offers five double bedrooms, accommodating up to ten guests in total.
- The villa is located in Lokva Rogoznica, approximately ten kilometres away from Omiš. A car is recommended for those who wish to easily access the town and local beaches.
- Young children should remain supervised whilst playing near the swimming pool as there are no railings and around the steps which descend to the beach.

Terms & Conditions

- **Security deposit:** €1000 paid in cash to the owner upon arrival and refunded upon 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. Changed every 7 days.
- **Pets welcome?:** Not allowed.
- **Changeover day:** Saturday from May to September.
 Flexible all other dates.
- **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 May to September.
 5 nights all other dates.
- **Heating costs included?:** Yes, included in the rental price.
- **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.