Villa Rogoznica

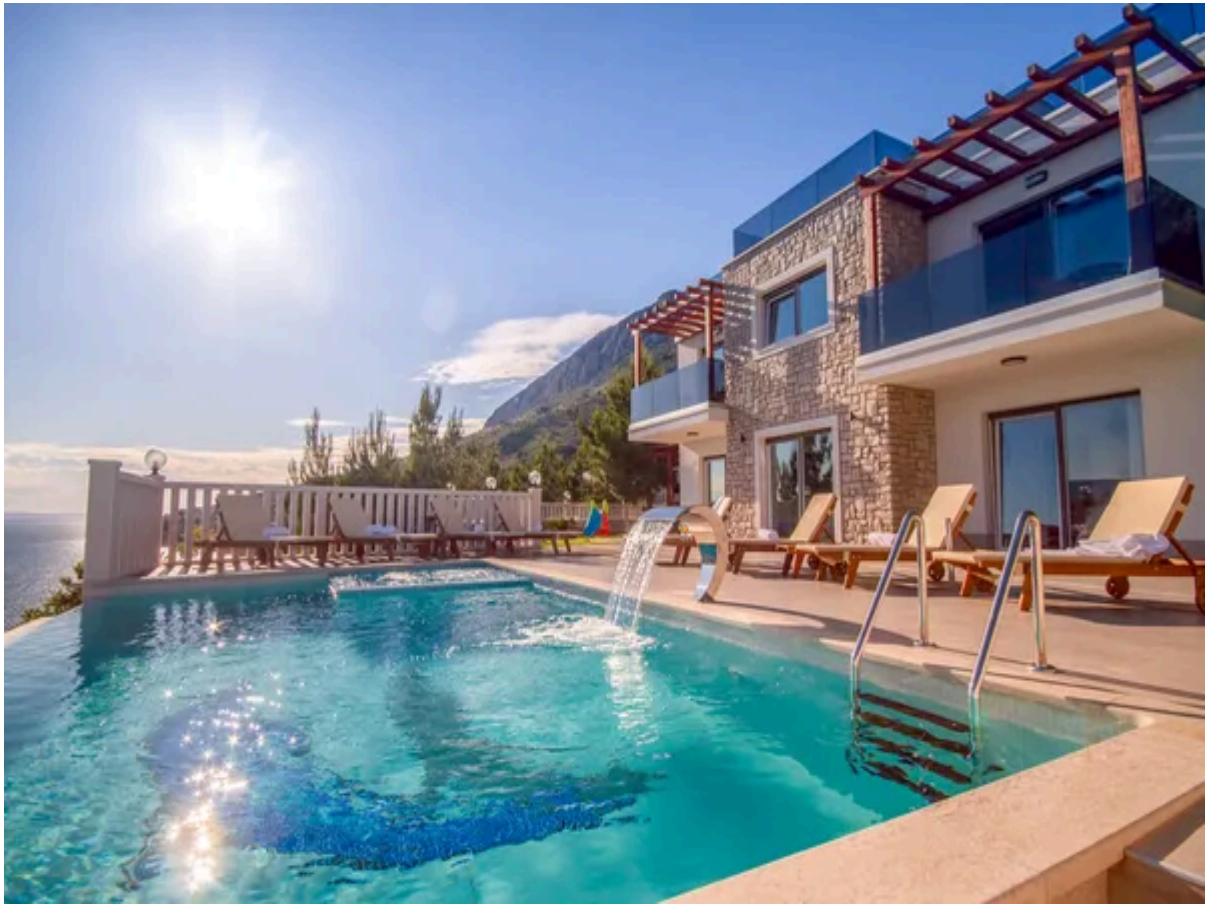
Region: Omis **Sleeps:** 12

Overview

Perched above the coastline in Lokva Rogoznica, Villa Rogoznica offers sweeping sea views, a heated pool with a whirlpool, and a vast roof terrace perfect for sunset watching. Just a short walk from the beach, this five-bedroom villa accommodates up to twelve guests and is designed for effortless indoor-outdoor living.

A sleek, open-plan living and dining space adjoins a well-equipped kitchen and flows directly onto the sun-drenched terrace, where a barbecue and alfresco dining area await. Two sea-facing bedrooms also occupy this level, while upstairs, three additional bedrooms include two en-suites and a shared family bathroom. The villa also features a children's play area, fitness room with ocean views, Wi-Fi, television and PS4.

Located around eight kilometres from Omiš, the village of Lokva Rogoznica is known for its serene beaches and coastal charm. Local restaurants, cafés, and shops are within walking distance, while the nearby towns of Omiš and Makarska offer a blend of historic interest, cultural events and waterside dining, making Villa Rogoznica an ideal base for discovering the Dalmatian coast.



Facilities

Watersports • Air-Con • Walking/Hiking Paths • Recommended • Walk to Village • Historical Sites • Private Pool • Boat Trips • Working Fireplace/Woodburner • Ideal for Kids • Has Offer • Ideal for Teens • Cots (Cribs) • Has Discount • Special Offer • Walk to Beach • Heated Pool • Beach Nearby • Modern • Ground Floor Bed & Bath • Parking Space • Walk to Restaurant • Waterfront • Wi-Fi/Internet • BBQ • Washing Machine • Outstanding Landscapes • Coffee Machine • Outdoor Pursuit & Activities • Tourist Towns & Villages • DVD • Gym/Fitness Room • Dishwasher • Microwave • Satellite TV • Heating • High Chair(s) • Fenced Grounds







Interior & Grounds

The Villa

Interior - Ground Floor
- Double bedroom
- Twin bedroom
- Two Bathrooms with shower
- Dining & living area
- Fully equipped kitchen

Interior - First Floor
- Two double bedroom with sofa bed with en-suite bathroom and private terrace
- Twin bedroom

Interior - Second floor
- Fitness room with a cross trainer and running gear
- Roof terrace with outdoor furniture and a jacuzzi

Outside
- Private heated infinity pool*, with whirlpool & ladder access
- Barbecue oven
- Lawn
- Outdoor dining area
- Outdoor furniture
- Sun loungers

Additional Facilities
- All rooms have smart TV
- Whole property is fully air-conditioned
- Iron & ironing board
- Parking
- Safe
- Washing machine
- Jacuzzi

**Pool heating included upon request, see T&Cs*

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Location & Local Information

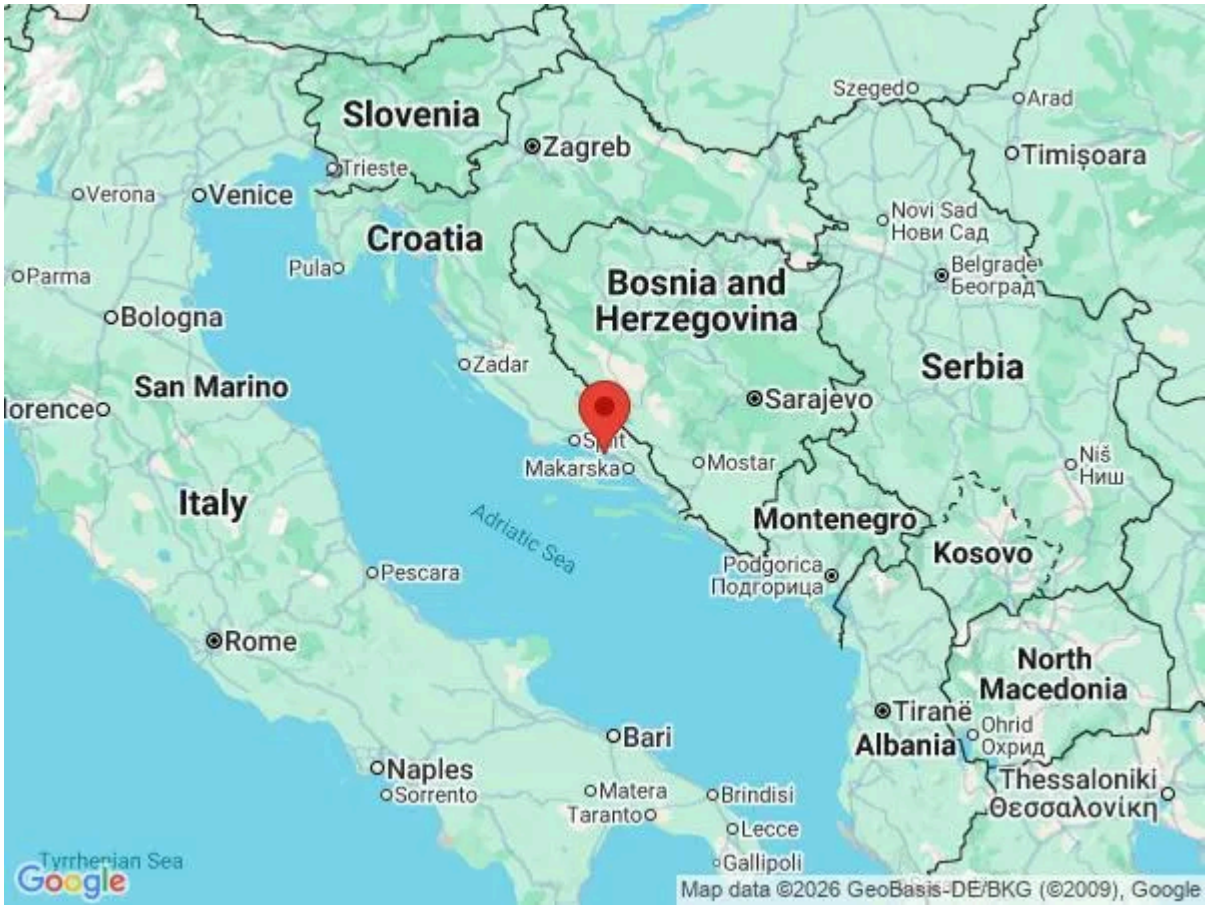
Lokva Rogoznica is a peaceful village on the Dalmatian Coast of Croatia, just 8km from the larger town of Omiš. Pretty beaches and a quiet serenity make it a real get-away-from-it-all destination, feeling remote yet not far from its livelier neighbour.

At the foot of the Dinara mountain, the old part of the village was once the largest settlement on the Omiš Riviera. It has since been joined by a newer development closer to the sea, where visitors can enjoy a number of pleasant restaurants and bars.

The beautiful natural surroundings of the Dalmatian region make it a popular choice for almost any kind of outdoor activity on land or sea, with fishing, cycling, sailing and easier to enjoy.

Local Amenities

Nearest Airport	**Split (50km)**
Nearest Beach	**Ruskamen Beach (650m)**
Nearest Restaurant	**kod Mije (500m)**
Nearest Supermarket	**Studenac 16 (2km)**
Nearest Town/City	**Omis (8km)**









What we love

- The facilities in this villa are top-notch – with a fitness room and children's playground, everyone can get some exercise
- The magnificent barbecue oven and outdoor dining space is the perfect place to entertain friends
- This villa is great for families, with plenty of single and extra beds for the children

What you should know...

- Pets are not allowed, but children are welcome at Villa Rogoznica
- There is no wheelchair access to the villa

Terms & Conditions

- **Security deposit:** €400 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?:** Included in rental price

- **Linen & towels included?:** Linen and bath towels included in rental price

- **Pets welcome?:** Pets are not allowed

- **Changeover day:** Saturday between 29/06 - 31/08.
 Flexible all other dates.

- **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?:** Not permitted inside the villa

- **Minimum stay:** 7 nights between 29/06 - 31/08.
 5 nights all other dates.

- **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?:** Wi-Fi connection included in the rental price

- **Pool towels included?:** Yes.