

# Villa Dijana

Region: Trogir    Sleeps: 10

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## Overview

Villa Dijana boasts a heated swimming pool outside, with a massage jet that eases any worries away, followed by an indoor sauna, where the last of your stress can melt away, leaving you fully relaxed and ready to enjoy every moment of your holiday. Offering five, fabulous double bedrooms, contemporary, friendly living spaces and all the modern amenities you may need, Villa Dijana cannot be missed!

The beautifully designed interiors at this property are bright and airy, with each floor you climb bringing you closer and closer to the breath-taking, undisturbed sea views on offer from the upper floor balconies. On the ground floor, there is a stylish open-plan living space. Featuring a fully-equipped kitchen, with a cosy lounge and dining area perfect for entertaining. Patio doors lead out to the glamorous sun deck so that you can meander between the interior and exterior with ease. There is a fitness room on this floor, great for those who enjoy a more active relaxation, or you can sit in the private sauna instead!

Stepping up to the first floor, two fabulous en-suite double bedrooms can be found, both leading out onto a picturesque balcony, overlooking the ocean. There is an en-suite twin room on this floor as well. The remaining two double bedrooms can be found on the top floor, boasting private bathrooms and access to the best views in the property from a romantic balcony. This is a place to sit as the sun goes down in the evening, sipping a glass of wine and soaking in the unforgettable atmosphere.

Whether you are looking to spend your time on the beach, exploring local eateries or lounging on a deck chair by your private pool, Villa Dijana is the place to be. The sun deck offers ample room for everyone to enjoy the long



sunny days, with the heated pool making this luxurious property perfect for all seasons.

## Facilities

Air-Con • Villa • Walk to Village • Ideal for Kids • Private Pool • Walk to Beach • Heated Pool • Ideal for Teens • Cots (Cribs) • Beach Nearby • <1hr to Airport • Walk to Restaurant • Wi-Fi/Internet • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Gym/Fitness Room • Satellite TV • Sauna/Steam • Heating • Ideal for Babies & Toddlers • High Chair(s)

# Interior & Grounds

## The Villa

Villa Dijana is a beautiful villa with private heated pool with sauna, 5 bedrooms with en-suite bathroom, 50m from the sea

### Ground Floor

- Open-plan living/dining area
- Open-plan fully-equipped kitchen, exit to pool area
- Fitness room with Sauna, TV
- Bathroom

### First Floor

- Two double bedroom with en-suite shower-room, access to terrace
- Twin bedroom with en-suite shower-room

### Second Floor

- Two double bedroom with en-suite bathroom, access to terrace

### Exterior

- Private heated pool\* (7.5m x 3.5m), with massage
- Sun terrace
- Deck chairs
- Covered lounge
- Covered dining area
- Barbecue
- Private parking

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



## Location & Local Information

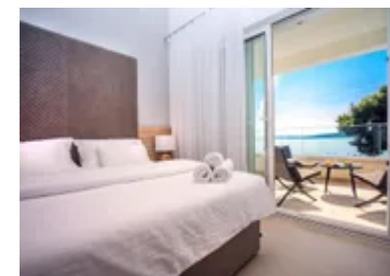
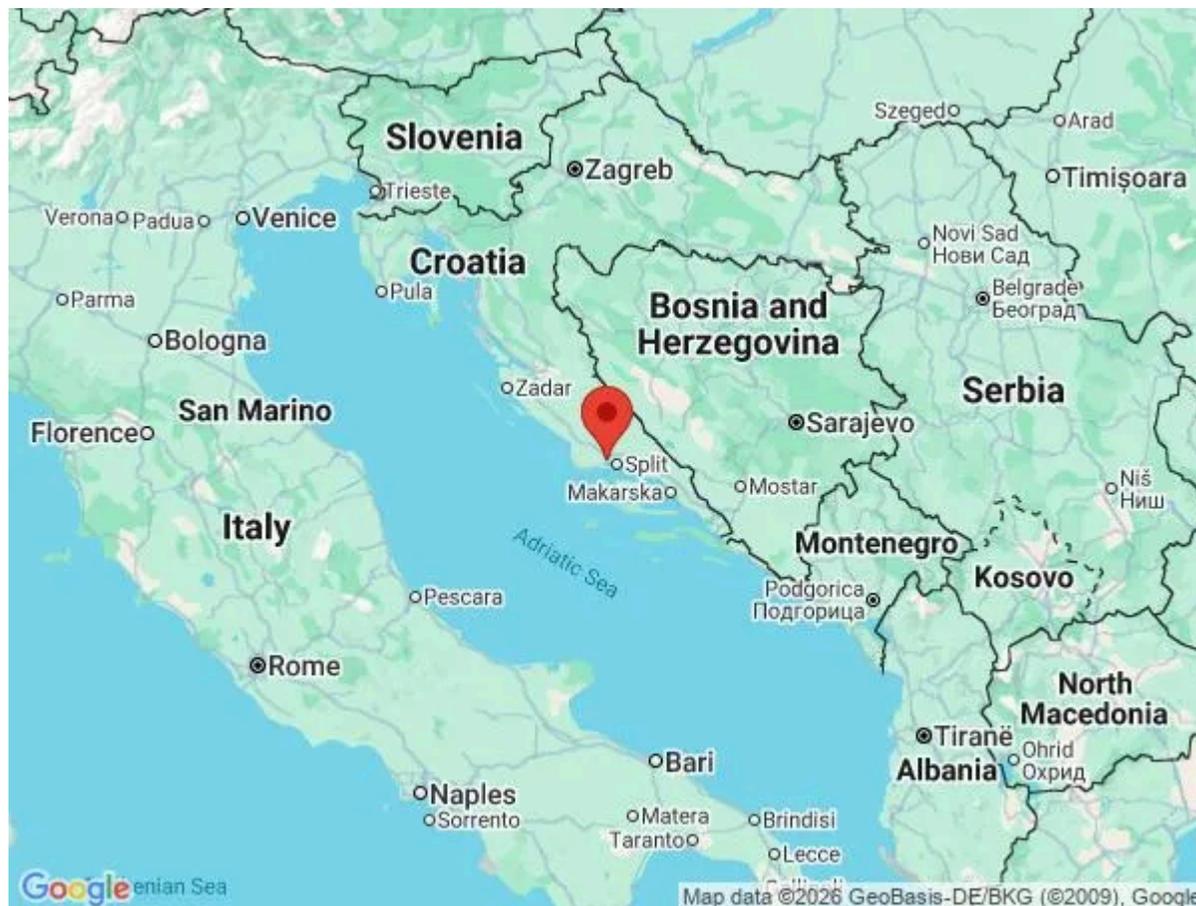
The villa is located in Kastel Stafilic, an attractive small coastal town between the two UNESCO heritage towns of Trogir and Split. Within walking distance there is a tennis court, beaches, restaurants and shopping facilities, perfect for those who enjoy ambling and exploring. Split Airport is only 1km away, a short drive for ease when you arrive and depart, ideal for those who want to limit travelling time. The villa offers a very tranquil environment, away from the hustle and bustle, with a beautiful coastline and a great beach promenade for walks.

The villa is in the heart of Central Dalmatia with good transport links to the stunning surrounding areas. Trogir is a 5min drive (6km) away and Split can be reached in 15min drive (20km), the Salona ruins and the Klis (<https://www.ferienhausmiete.de/>) castle are only a 15 min drive away. The Krka waterfalls are about 1-hour drive away and are definitely worth a visit. There are many more activity attractions like quad biking, rafting, horse riding, so if you prefer a more active escape, this location is ideal!

Split is Croatia's second largest city and is a great base for exploring all that Croatia has to offer. Always buzzing, Split is a great place to see Dalmatian life as it's really lived. Step inside Diocletian's Palace (a Unesco World Heritage site and one of the world's most impressive Roman monuments) and you'll see dozens of bars, restaurants and shops thriving amid the atmospheric old walls where Split life has been humming along for thousands of years. Split offers a fabulous balance of tradition and modernity, creating a fun, exciting atmosphere perfect for a holiday away. It is well worth taking a ferry to visit some of nearby islands such as Hvar, Korcula and Brac and the stunning Croatian beaches.

## Local Amenities

Nearest Airport	<b>Split Airport (2km)</b>
Nearest Town/City	<b>Kaštel Štafilic (Walking Distance)</b>



Nearest Restaurant	<b>Manufaktura Restoran-Pivnica (Walking Distance)</b>
Nearest Beach	<b>Beach (Walking Distance)</b>
Nearest Golf	<b>Golf course Stobreè (23.3km)</b>
Nearest Supermarket	<b>Tommy (Walking Distance)</b>

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## What we love

- Fabulous location, walking distance from the beach, shops and restaurants
- Undisturbed sea views from the upper floors of the villa
- Luxurious spa area with a sauna and fitness room!
- Heated outdoor swimming pool, ideal for all seasons!

## What you should know...

- We would recommend a car in order to make the most of the surrounding areas
- Make sure you take a day trip to the historical towns of Split and Trogir!
- Private parking is secured on the fenced plot
- Due to the villa's proximity to the airport, you may experience some aircraft noise during your stay.

# Terms & Conditions

- **Security deposit:** €500 charged to client's credit card before arrival and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 4.00 pm
- **Departure time:** 10.00 am
- **Energy costs included?:** Included in the rental price
- **Linen & towels included?:** Linen & towels included in the rental price
- **Pets welcome?:** Pets are not allowed
- **Changeover day:** Saturday (on high season)
- **End of stay cleaning available?:** Included in the rental price
- **Smoking Allowed?:** No smoking inside the villa
- **Minimum stay:** 7 nights (on high season)
- **Heating costs included?:** Included in the rental price
- **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
- **Pool towels included?:** Yes.