

Casa Victorija

Region: Omis **Sleeps:** 10

Overview

Casa Victorija is a stylish, modern villa perched in an elevated position in Duće, offering stunning sea views across to Brač and just a short stroll from the beach. Spread over three bright, airy floors, it sleeps up to seven guests in spacious double bedrooms with contemporary furnishings.

The first and second floors each feature open-plan living, dining, and kitchen areas with balconies perfect for enjoying the breathtaking scenery. The third floor boasts a cinema room for evening relaxation.

A ground-floor playroom with billiards, darts, and table tennis promises endless family fun. Outdoors, a private pool with sun loungers, a summer kitchen with barbecue, and al fresco dining area invite you to soak up the coastal charm. A children's playground and panoramic sea views complete this perfect Croatian getaway.



Facilities

Wi-Fi/Internet • Beachfront • Hairdryer • Tennis Nearby • Watersports • Seaview • Villa • Waterfront • Washing Machine • Ground Floor Bed & Bath • Air-Con • Walk to Beach • TV • Cots (Cribs) • Pool/Snooker • Table Tennis • Beach Nearby • Private Pool • Walk to Village • DVD • Indoor Games • Ideal for Kids • Ideal for Teens • Walk to Restaurant • <1hr to Airport • Tumble Dryer • Dishwasher • Microwave • Satellite TV • Table Football • Home Cinema • High Chair(s) • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

Interior & Grounds

The Villa

First Floor

- Living & dining room with access to the swimming pool
- Fully equipped kitchen
- Double bedroom with double-size bed and with a sofa-bed for 1 person
- Double bedroom with double-size bed
- Family bathroom with shower
- Family Bathroom with shower

Second Floor

- Fully equipped kitchen
- Living and dining area with access to the balcony
- Double bedroom with double bed and with a sofa-bed for 1 person
- Double bedroom with double bed
- Family bathroom with shower
- Family Bathroom with shower

Third floor

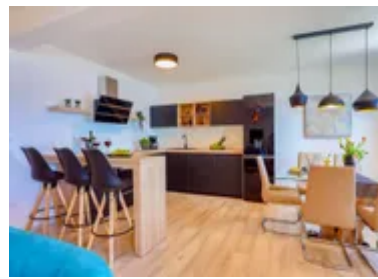
- Fully equipped kitchen
- Living and dining area with balcony
- Cinema room with PS5
- Bedroom with a double bed
- Family bathroom with shower
- WC

Ground floor

- Playroom with billiards, darts and table tennis
- Kitchenette
- WC

Exterior

- Swimming pool (28 sqm)
- Sun loungers
- Large patio area
- Outside sitting & dining area
- Covered terrace
- Outdoor shower
- BBQ area
- Private parking



Location & Local Information

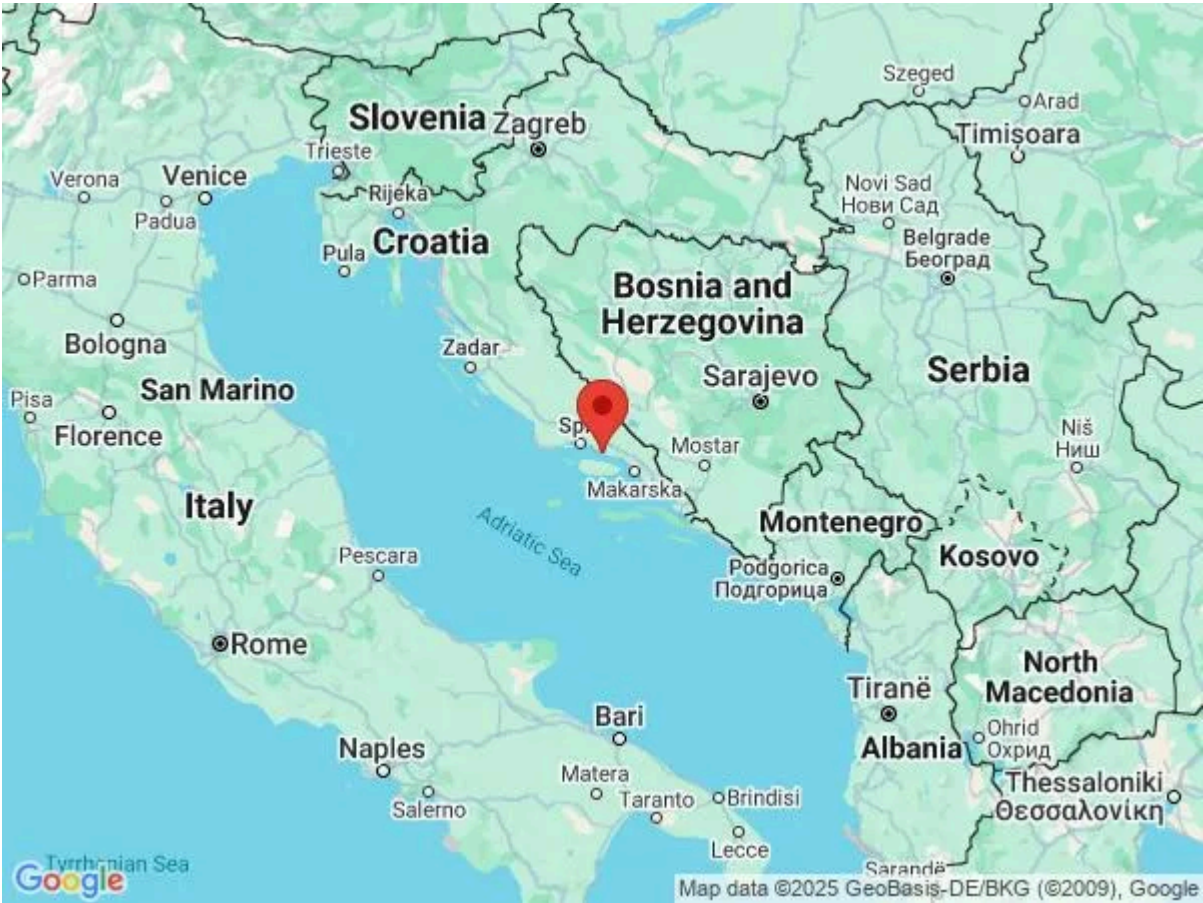
The small town of Duće is tranquil and laid-back, making it the ideal place for a relaxing holiday. A sandy stretch is just a few minutes' walk away from the villa, so getting out for a day by the sea couldn't be easier.

Make up a picnic and head down to the beach, where you'll also find a few cafés, bars and restaurants on offer too. The sea here is shallow, calm and clear, making it safe for children to swim and enjoy the water. You can also enjoy a boat trip out to nearby Brac Island to take photos of one of Croatia's most beautiful beaches, Zlatni Rat.

Just a five-minute drive away is Omiš, offering an excellent selection of shops, supermarkets, and restaurants. This larger town is most known for attracting pirates during the 13th and 14th centuries, who made Omiš their home. Today, it attracts tourists with its historical sites and traditional atmosphere.

Local Amenities

Nearest Airport	Split Airport (45km)
Nearest Village	Duće (200m)
Nearest Town/City	Omiš (3km)
Nearest Restaurant	Restaurants & Shops (200m)
Nearest Beach	Peble Beach (300m)
Nearest Golf	Golf Course (20km)
Nearest Tennis	Tennis Court (26km)
Nearest Ferry Port	Split Ferry Port (27km)



What we love

- The villa enjoys a fantastic position overlooking the sea in the small town of Duće
- Just a short distance away is a sandy beach, as well as a range of shops and restaurants in Omiš
- The numerous balconies, terraces and outdoor dining areas that bring the outside in
- There's plenty to keep the children entertained, including the private pool and play area

What you should know...

- The pool is unfenced, so take extra care with younger children
- Other properties are nearby, but you aren't overlooked
- The children's play area is accessed via an external staircase

Terms & Conditions

- **Security deposit:** €300 charged to client's credit card before arrival and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 4 pm
- **Departure time:** 10 am
- **Energy costs included?:** Included in the rental price
- **Linen & towels included?:** Linen & towels included in the rental price
- **Pets welcome?:** Pets not allowed
- **End of stay cleaning available?:** Included in the rental price
- **Smoking Allowed?:** No smoking inside the villa
- **Minimum stay:** 7 nights
- **Heating costs included?:** Included in the rental price
- **Tax:** Included in the rental price
- **Internet access?:** WiFi connection included