Villa Arvalis

Region: Zaton **Sleeps:** 14

Overview

Villa Arvalis is a stunning, beautifully designed 300 sqm villa sleeping 14 people with the most beautiful sea views. It is located in Orasac with a beach only 800 meters away and with the wonderful historic city of Dubrovnik just a 15-minute drive away.

This incredible villa has been designed in such an away that families or groups of friends can relax and have fun together, yet there are so many little peaceful havens with certainly no compromise on comfort. It is exquisite! Every little space is beautifully thought out and gorgeous.

The marvellous garden and pool area with its cosy corners is beautifully styled and perfect for a glass of wine watching the sun go down or having a game of cards as well as swimming and playing in the pool! It is such a magical setting with attractive planting and lots of lovely stonework and glass so no interruptions of those incredible views.

There is a wonderful, spacious outdoor kitchen with a barbecue with a fantastic covered terrace for dining al-fresco! The inviting pool has shallow steps into it, so is perfect for children. It might be hard to tear yourself away from the page-turner holiday book whilst relaxing on the comfortable sunloungers!

The vast open plan living area with kitchen and dining is enchanting. The kitchen is huge – so easy to prepare a delicious meal for 14, and it even has a chandelier! No cost has been spared furnishing this wonderful villa. Everything is very tasteful. The rooms have their own style so you can spend hours looking and admiring everything. You might want a quiet corner to read, a comfy sofa to lounge on, an area to play in – it is all there!









Villa Arvalis has seven extremely spacious bedrooms (a mix of twins and kings), again all with their own style – simply stunning! It is so hard to choose between them. Some have balconies with tables and chairs or loungers. The attic bedroom has its own seating area. Perhaps this is the bedroom teenagers would choose to have their own space. The five bathrooms are opulent and inviting.

This is a truly spectacular villa. It would even be ideal for weddings or other parties. With its location so close to the beach yet so close to Dubrovnik it is just perfect!

Facilities

Air-Con • Tennis Nearby • Historical Sites • Private Pool • Working Fireplace/Woodburner • <1hr to Airport • Walk to Village • Ideal for Kids • Walk to Beach • Ideal for Teens • Cots (Cribs) • Beach Nearby • Modern • Walk to Restaurant • Waterfront • Wi-Fi/Internet • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Hot Tub • Satellite TV • Heating • Ideal for Babies & Toddlers • High Chair(s) • Fenced Grounds

Interior & Grounds

The Villa

Villa Arvilis is perfect for family vacations, close to the city and beaches but offers privacy at the same time. There are & bedrooms and 5 bathrooms and it can accommodate up to 14 people.

Ground Floor
- Fully equipped kitchen with 4 people seating island, spacious dining room for 10 guests
- Living room with a fireplace and a flat-screen TV
- Guest bathroom
- Spacious covered patio with sea views

First Floor
- Bedroom with queen bed, with en-suite bathroom, large wardrobe and walk out to the terrace with seaviews and seating area
- Bedroom with queen bed, with en-suite bathroom, large wardrobe and walk out to the terrace with sea views and seating area
- Bedroom with queen bed, with en-suite bathroom, large wardrobe and walk out to the terrace with sea views and seating area
- Bedroom with 2 twin beds with a garden view
- Bedroom with daybed and trundle with swimming pool view

Second Floor
- Open floor plan with king size bed with sea view, living area with sofa and coffee table
- Bathroom with double sinks, jacuzzi tub and shower
- Bedroom with queen-size bed and walk-in wardrobe closet
- 2 Balconies

Exterior Grounds
- Private swimming pool
- Sunbeds
- Rustic roofed pavilion outdoor kitchen with outdoor fire pit, and dining table for 14 people
- Pergola area covered with grapevines
- Hot tub
- Parking place for two cars

Additional Facilites
- Wi-Fi connection
- Air conditioning
- Central heating
- Satellite TV
- DVD player
- Books
- Coffee maker
- Dishwasher
- Microwave
- Toaster
- Iron & iron board
- Shampoo
- Basic soaps









- Working fireplace
- Dryer

Registration Number: HR-AB-01-081059344

Location & Local Information

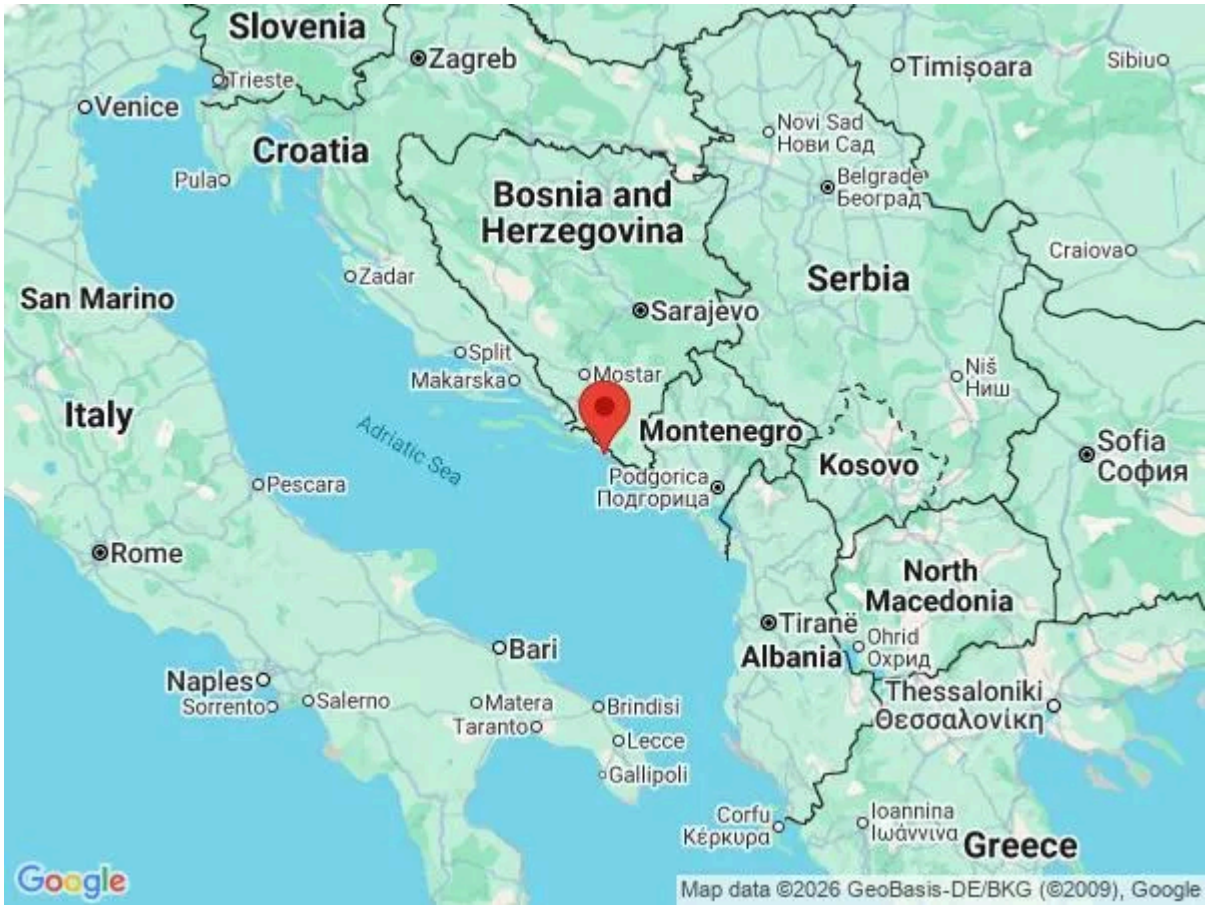
Orasac is a very popular destination on the sublime Dubrovnik Riviera. It is ideal to combine visits to the wonderful city of Dubrovnik with relaxation and time to take in the azure waters and local villages. The region is often referred to as 'The Pearl of the Adriatic'. The village was founded around AD1040. In the centre of the village, the houses are built very close together. This was once a means of protection from the Neretva pirates! With views across to Kolocep Island, it is a lovely location.

The beach, just 800 meters away from the property is ideal for early morning swims in the sea! Orasac is just around the bay from pretty Zaton Bay and has stunning views out across the blue, open seas to the beautiful Elafiti Islands. Stunningly beautiful Hawaii Beach is a gorgeous place to spend the day with it's pretty little harbour and boat-like snack restaurant – amazing views!

Orasac is also known for its agro-tourism, so it is well worth taking a trip to one of the areas' Konoba's to taste the delicious food and wine on offer.

The old city of Dubrovnik has more than enough to keep your party entertained, regardless of age. There are many shops, restaurants and as well as the historical sights; there are the picturesque marina and port and the Banje pebble beach. This charming pedestrian-only old town is designed with aristocratic palazzi and elegant Baroque churches. Walking around the wall is a definite must! Famed for its beauty, Dubrovnik is Croatia's most up-market destination and is now listed as a Unesco world heritage site.

Many guests to this area also include a day trip to Montenegro from Dubrovnik. Located less than one hour from the city, the Montenegro coasts offers incomparable natural beauty and a great variety of historical places. You can take a tour to discover a whole new culture and landscape, visiting the historic towns of Kotor and Budva and the charming town of Perast.









Other trips from this area are tours to Mostar, Pocitelj and Kravice, swimming in the clear water of splendid waterfalls and exploring the old towns and a visit to to the birthplace of Marco Polo and other famous monuments on the wonderful island of Korcula.

Local Amenities

Nearest Airport	**Dubrovnik Airport (32 Km)**
Nearest Beach	**Beach Blu (800 m)**
Nearest Ferry Port	**Dubrovnik Ferry Port (13 Km)**
Nearest Restaurant	**Butcher's Grill (2 Km)**
Nearest Supermarket	**Panificio Ekarm Orasac Backerei (1 Km)**
Nearest Tennis	**Teniski Klub Senior (1 Km)**
Nearest Town/City	**Dubrovnik Town Center (10 Km)**

What we love

- Only a 15-minute drive from the wonderful old walled town of Dubrovnik
- Just 800 meters from Orasac beach
- Stunning, beautiful villa for 14 with numerous cosy corners to relax in
- Enchanting outside kitchen and dining area overlooking the pool with stunning views

What you should know...

- Guests should consider mobility issues in Dubrovnic Old Town
- We recommend renting a car for this property to explore the surrounding areas
- Dubrovnik can be especially busy during the months of July and August, especially if you want to walk around the wall, so go early!

Terms & Conditions

- **Security deposit:** €1,000 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.

- **Arrival time:** 4 pm

- **Departure time:** 10am

- **Energy costs included?:** Yes, included in the rental price.

- **Linen & towels included?:** Bed linen, bath and pool towels are included in the rental price

- **Pets welcome?:** Not allowed.

- **Changeover day:** Saturday across July & August, any day for the remainder of the year

- **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.

- **Minimum stay:** 7 nights across July & August, 3 nights for the remainder of the year

- **Heating costs included?:** Yes, included in the rental price.

- **Tax:** Tourist Tax included in the rental price.

- **Internet access?:** Wi-Fi internet access included in rental price.