

# Villa Katarina

Region: Brac Sleeps: 10

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## Overview

Villa Katarina is an elegant and stylish base for your holiday in Croatia! Featuring five spacious bedrooms, open-plan living areas and incredible outdoor spaces, this property is one of a kind. The villa is located in a beachfront location, on the popular island of Brac, with its own mooring making it easy to explore this breath-taking coastline!

Situated just above the pier, adjacent to the beautiful beach, Villa Katarina provides an atmosphere of relaxation as you approach with complete privacy for guests. As you step inside, you will be absorbed into a contemporary, open-plan living space, with panoramic sea views. The enormous Scavolini kitchen blends the past with an elegant contemporary concept, becoming the centre point of the room. With fresh, local ingredients and cook-books available, you can surprise your family with tasty, authentic meals. There is large dining table for twelve guests and access to the luxury wine cellar, where you can enjoy bottles of international and local wine, as well as some homegrown, organic wine from the Brac vineyards! From the luxurious sofa area, you can socialise as a group, or let your mind drift off whilst gazing out towards the ocean. On this ground floor, there are two bedrooms; one twin room and a further double which benefits from a fabulous Jacuzzi bath. The bedrooms share a bathroom, as well as an astonishing indoor garden with bougainvillea. This bedroom area stretches to yet another garden area with the sea view, and connects to the swimming pool. An elegant staircase, leads to the first floor, where you will find two double bedrooms and a triple bedroom, all offering their own private bathrooms and outdoor areas for relaxation and reading with magnificent sea views.

Outside, Villa Katarina continues with its outstanding style, with several outdoor dining areas for your al-fresco meals, as well as a fully equipped, outdoor stone kitchen. Tucked in the backyard kids can enjoy the sandbox, small seesaw, and a kid sized tennis table. There is also a charming spot just below the olive tree, from which parents can sit and watch their youngest ones' splash in a hand carved outdoor stone tub! Ideal for families, Villa Katarina offers something for everyone!



## Facilities

Wow Factor • Modern • Private Pool • Beach Nearby • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Hot Tub • Walk to Beach • BBQ • Ground Floor Bed & Bath • Satellite TV • Gym/Fitness Room • Wine Cellar • Indoor Games • Outdoor Games • Table Tennis • DVD • Working Fireplace/Woodburner • Heating • Cot(s) • High Chair(s) • Toys • Fenced Grounds • Waterfront • Watersports • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites

# Interior & Grounds

## The Villa

Villa Katarina is a charming 5-bedroom villa, on the beachfront of the island Brac. The villa is equipped with beautiful furnishings, a large kitchen and even a wine cellar. With a ground floor bedroom, infant sleeping options, a child-safe pool - this is a great holiday villa for a large family.

### Ground Floor

- Double bedroom, with en-suite bathroom
- Twin bedroom
- Communal bathroom
- Dining & living area
- Fully equipped kitchens
- Wine cellar

### First Floor

- Master Double bedroom, with en-suite & balcony
- Double bedroom, with en-suite & terrace
- Triple bedroom, with en-suite & terrace

### Exterior

- Private swimming pool, with ladder access
- Hand carved stone pool for children
- Outdoor dining & furniture
- Playground
- Poolside shower
- Private parking
- Summer kitchen
- Sun loungers

### Additional facilities

- Air conditioning
- Heated floors
- Central heating
- Laundry facilities
- Wifi
- Satellite TV with DVD player
- Pool table
- Ping pong table
- Games console



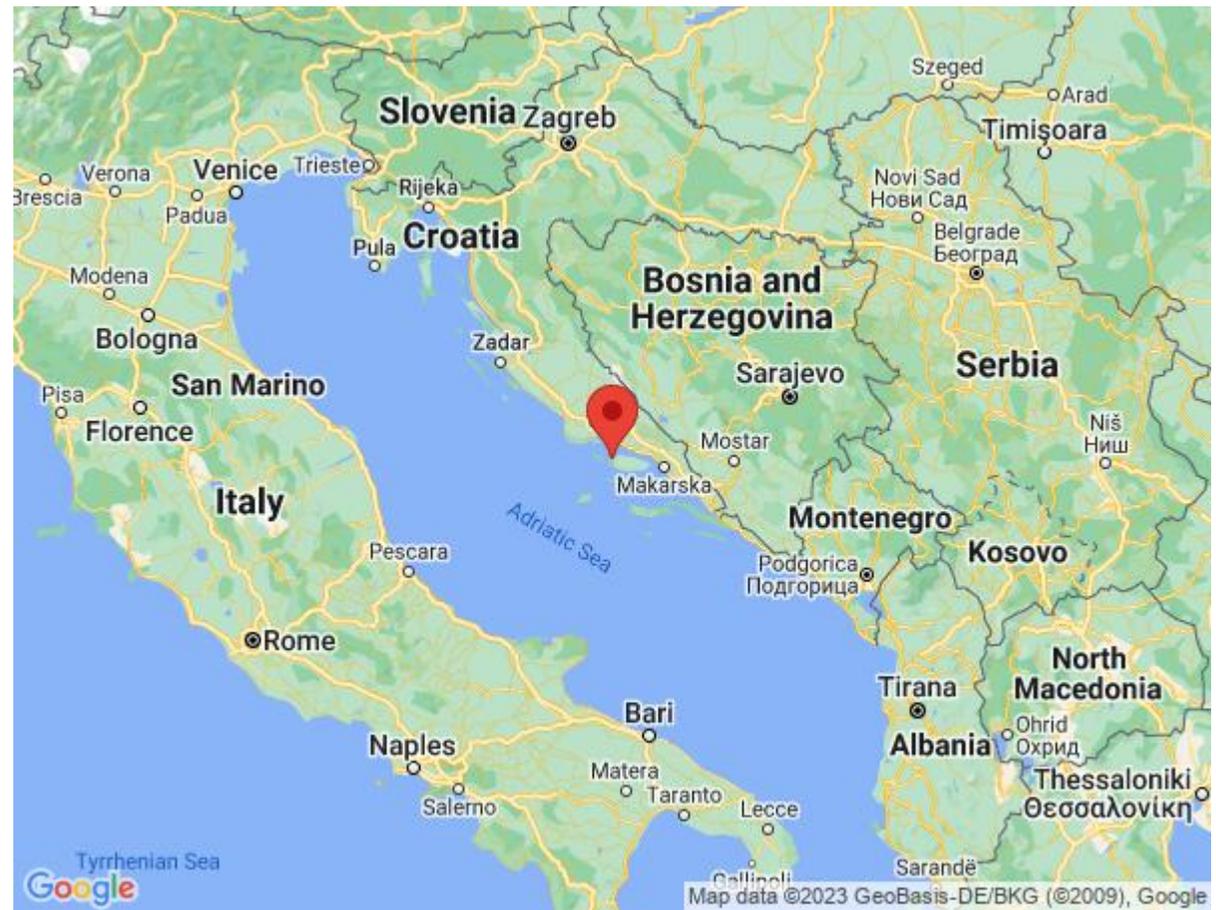
## Location & Local Information

Villa Katarina is located right on the beachfront, just above the pier. The situation benefits from breath-taking sea views and a peaceful, quiet ambience. The villa is in the area of Boboviš?a, on the west coast of Brac Island, not far from the charming town of Milna.

Brac Island is the longest and most elevated island in central Dalmatia. Despite its proximity to Split, Brac is less touristy than the glittering islands of Hvar and Korcula further south. Make sure you try some of the olive oil on the island, the olives are of a rare variety called buhavica and there's over a half-million trees! Famous for the Zlatni Rat beach, known to be one of the most beautiful beaches you can visit, a real gem on the island! Should you wish to explore the island and its surrounding areas, then fully guided professional trips and tours, boat transfers and rentals, and dinner reservations can be organised. The immediate area is better suited to those looking for an escape from the more touristic areas of Croatia, as there are less restaurants and bars nearby. However, should wish to spend a day exploring the racier pace of life, then Supetar and Bol are not so far away across the island and there is always the option to take a boat to Split, or the popular islands of Hvar and Korcula, where you can see a different side to the area. Brac Island itself offers ample activities and sites to keep you entertained. The glistening sea water is perfect for swimming or diving if you choose to explore the island from underwater!

## Local Amenities

|                    |                                      |
|--------------------|--------------------------------------|
| Nearest Airport    | <b>Split, via ferry<br/>(58.5km)</b> |
| Nearest Village    | <b>Boboviš?a<br/>(3.1km)</b>         |
| Nearest Town/City  | <b>Milna<br/>(4.8km)</b>             |
| Nearest Restaurant | <b>Konoba Vala<br/>(2km)</b>         |
| Nearest Bar/Pub    | <b>Maja JET Bar<br/>(2.1km)</b>      |
| Nearest Shop       | <b>KPlus Market<br/>(2km)</b>        |
| Nearest Beach      | <b>(Walking Distance)</b>            |



Nearest Supermarket

**Konzum  
(4.1km)**

Nearest Ferry Port

**Supetar  
(18.1km)**

## What we love

- Stunning indoor kitchen and a fully equipped outdoor kitchen, so you can choose where you want to cook from!
- Breath-taking sea views from the entire property, including all the bedrooms
- Contemporary and hand-made furnishings throughout, giving opulence and luxury to the villa
- The villa mooring has space to sunbathe and allows you to swim, with a gradual entrance into the sea!

## What you should know...

- The villa offers its own exercise room should you wish to work out during your stay
- There are ample facilities for children, with games indoor and outdoor
- The entire villa benefits from air-conditioning and heating
- There is only one restaurant nearby, or else you will need to drive
- Access to the villa is a challenging, so it is recommended to have a car with four wheel drive.

# Terms & Conditions

- Security deposit: €500 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.
- Heating costs included?: Yes, included in the rental price.
- Linen & towels included?: Yes, included in the rental price.
- End of stay cleaning included?: 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.
- Internet access?: Wi-Fi internet access included.
- Minimum stay: 5 nights
- Changeover day: Flexible.
- Pets welcome?: Pets are not allowed.
- Smoking Allowed?: Smoking & Vaping are not permitted.
- Tax: Included in the rental price.
- Insurance: Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, loss of personal belongings, personal liability and any accidental damage caused during their stay.
- Other Ts and Cs: Cot & High Chair available upon request.