

# Casa Andrik

Region: Istria Sleeps: 10

## Overview

In the Istrian region of Svetvinčenat, Casa Andrik enjoys a beautiful vineyard location with views over a vast area of private forest. With its own Mediterranean gardens, fitness and spa facilities and heated pool, this stunning villa is the ideal base for your Croatian adventures and offers a wide range of enticing extras.

Incredible surroundings such as these are hard to find, and you are sure to be spending plenty of time outdoors appreciating them. The forest measures 5000 sq m and has hammocks and benches, as well as walking trails to follow. There's a golf practice green and Pétanque court in the gardens, and a spa and gym area available to use too.

The villa is in the peaceful village of Režanci, a central point from which to explore the Svetvinčenat area. It makes the perfect base for your excursions, offering a large heated pool, dining terrace and minimalist interiors with air-conditioning, underfloor heating, sound system in every room and each King size bed is separable into two twin beds.

The dining room and kitchen open on to a traditional Istrian covered dining terrace, with a wood-burning stove and seating for twelve. A modern open-plan kitchen is fully equipped and makes the cooking part a pleasure too. A games room with video game console is sure to please younger guests.

Casa Andrik can comfortably accommodate ten guests, two of which will be lucky enough to enjoy the master bedroom with its en-suite shower room and large veranda overlooking the vineyard and forest. Four more bedrooms all have an en-suite, satellite television and king-size bed, each of which can be divided into twin beds for extra flexibility.

Istria is one of the jewels of Croatia, and Casa Andrik puts you right at the heart of this extraordinarily beautiful region. Many fine beaches are a 20-30-minute drive away, and you won't have trouble reaching the villa either – fly into Pula, Trieste or Venice and they will arrange for you to be collected and taken straight there.



## Facilities

Modern • Private Pool • Heated Pool • Ideal for Kids • Ideal for Teens •  
Wi-Fi/Internet • Air-Con • Pets on Request • Hot Tub • Walk to Village •  
<1hr to Airport • BBQ • Ground Floor Bed & Bath • Satellite TV • Bicycles  
Provided • Sauna/Steam • Gym/Fitness Room • Table Tennis • Heating  
• Watersports • Walking/Hiking Paths • Golf Nearby • Outstanding  
Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages •  
Historical Sites

# Interior & Grounds

## The Villa

Casa Andrik is unlike most villas. Its impressive Mediterranean gardens extend to the edge of the property, where they are met by a private forest. Here you can relax on benches & hammocks, in complete seclusion. The 5-bedroom villa is great for a family looking for some quality time spent with one another.



### Ground Floor

- Living & dining area
- Fully equipped kitchen
- Bedroom with king-size bed and en-suite shower room
- Bedroom with king-size bed and en-suite shower room
- Bedroom with king-size bed and en-suite shower room

### First Floor

- Master bedroom with super-king bed and en-suite bathroom
- Bedroom with king-size bed and en-suite shower room
- Access to upper terrace

### Exterior Grounds

- Private swimming pool (please see Ts and Cs)
- Jacuzzi
- Covered terrace
- Dining facilities
- Sun loungers
- Large gardens
- Access to a separate fitness and spa house complete with exercise equipment and sauna
- Access to a golf pitching, chipping and putting practice green

### Additional Facilities

- Wi-Fi
- Air conditioning
- Heating
- TV
- Sound system
- Bikes & e-bikes can be hired on request
- Hairdryers
- Parking
- Table tennis

*\*Each bedroom can be set up as a twin room with two singles, please request*



*this at time of booking should you require this set-up.*

HR46663435357 Andrea Vitas

## Location & Local Information

The medieval town of Svetvinčenat lies on Croatia's Istrian peninsula, around 30 minutes north of Pula. Its centrality makes it a fine base for exploring the wider region, and in recent years it has become something of an attraction in itself, as more people discover its appealing architecture, cuisine and cultural offerings.

As Croatian wines grow in popularity and stature, Svetvinčenat does its bit to promote the best of the region with an annual New Wine Festival each autumn. In July, it's cheese which takes centre-stage, with the Svetvinčenat Cheese Festival hosting artisanal cheese makers from all over Croatia and neighbouring Slovenia too.

At other times of the year, you might come across a Medieval Festival, the International Dance & Non-Verbal Theatre Festival or, perhaps most intriguingly of all, the Selection of Miss and Mister Goat.

Svetvinčenat's main square, Placa, and castle, Morosini-Grimani, are among its highlights, earning it a reputation as one of Istria's best-preserved medieval towns. There is a small selection of nice eateries in Svetvinčenat too, including some good pizzerias.

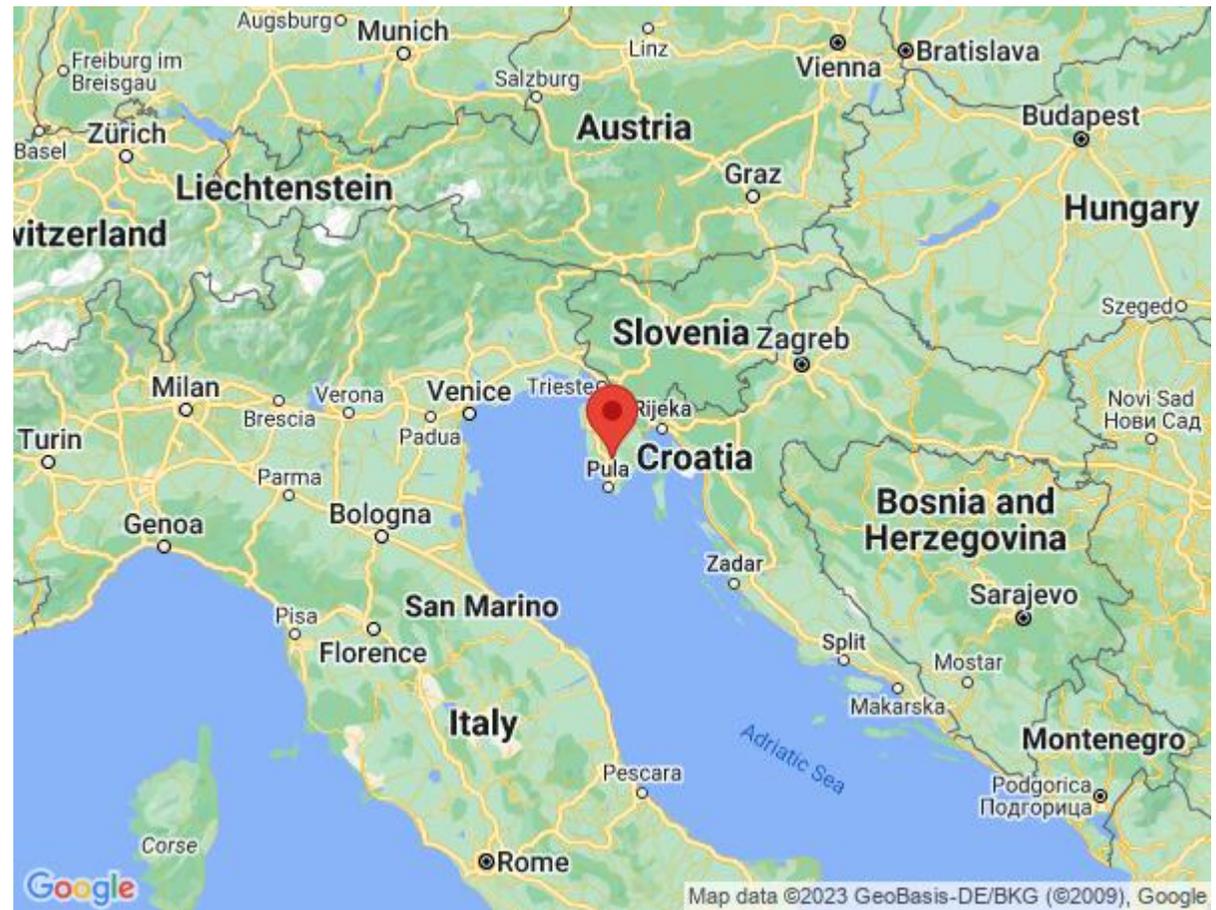
While Svetvinčenat may have only recently attracted the attention of visitors, larger towns like Rovinj and Pula are better-known to tourists. Wonderfully picturesque, Rovinj lies on the peninsula's west coast and is around 30 minutes from Svetvinčenat. The variety of beaches and some stunning countryside in the surrounding area are more than enough reason to visit, and it's also the place to be for chilled out nightlife in Istria.

Pula's star attraction is its Roman amphitheatre, right in the centre of town and a focal point for live entertainment in the summer months. The region's largest city, it's less crowded than Dubrovnik and becoming the go-to alternative for those in the know – go for the film festival, big-name concerts and enchanting, diverse architecture.

## Local Amenities

Nearest Airport	<b>Pula (28.6km)</b>
-----------------	--------------------------

Nearest Village	<b>(Walking Distance)</b>
-----------------	---------------------------



Nearest Town/City	<b>Rovinj (24.4km)</b>
Nearest Restaurant	<b>(Walking Distance)</b>
Nearest Bar/Pub	<b>(Walking Distance)</b>
Nearest Beach	<b>Amarin Beach (26.3km)</b>

## What we love

- There are lots of special touches that make Casa Andrik a cut above – we love the selection of regional treats you get, like wine, truffles and prosciutto
- Not many properties have a huge forest of their own, but this one does – it's great for getting back to nature with family or friends
- Every bedroom at Casa Andrik is gorgeous and well-equipped, so all members of your group will feel pampered
- The vineyard setting is sure to inspire you to get to know Croatia's food and wine. You will find many great restaurants specialising in local dishes around Svetvinjenat
- Enjoy access to spa and fitness facilities with a sauna and steam bath near the villa, as well as a putting green!

## What you should know...

- Airport transfers can be arranged on request – extra charges may apply
- Extra services including babysitting, sightseeing tours and grocery shopping can be arranged
- There is a minimum stay of three nights in low season and seven nights in high season
- Each of the bedrooms with a king-size bed can be separated into two twin beds upon request

# Terms & Conditions

- Security deposit: €1,000 to be paid upon arrival and to be refunded in full subject to a damage inspection on departure
- Arrival time: 4pm
- Departure time: 10am
- Energy costs included?: Yes, included in the rental price
- Linen & towels included?: Yes, included in the rental price
- End of stay cleaning included?: Yes, included in the rental price
- Tax: Sojourn Tax Included in the rental price
- Changeover day: Saturday across peak Summer dates, flexible across lower season dates.
- Minimum stay: 7 nights across peak Summer dates.  
2 nights the remainder of the year
- Internet access?: Yes, Wi-Fi connection included in the rental price
- Pets welcome?: Max. 2 well behaved pets up to 10 kg are welcome with an extra cleaning charge of 100€ per pet per week
- Smoking Allowed?: No smoking
- Insurance: It is recommended that all guests take out insurance to cover against potential cancellation and any accidental damage caused during your stay at the property.
- Pool heating charge?: For those who require pool heating, there will be an additional charge of 150€ per stay less than a week, €300 for 7 nights stay (to be paid locally on arrival). Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- Other Ts and Cs: Each bedroom can be set up as a twin room with two singles, please request this at time of booking should you require this set-up.