

# Villa Zagorka

Region: Dubrovnik Riviera **Sleeps: 6**

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## Overview

In the village of Zastolje, around 40 minutes' drive from Dubrovnik, Villa Zagorka is a stunning 3-bedroom property in southern Croatia, not far from the borders with Montenegro and Bosnia & Herzegovina. With spectacular, mountainous surroundings, and a considerable amount of outdoor space, this villa excels with facilities including a large pool, wine cellar and private tennis court.

Villa Zagorka offers privacy and calm in a quiet location. This makes enjoying the outdoor spaces all the more enjoyable, and you will be spoilt for choice. A spacious terrace with seating area and a row of sun loungers surround the pool. Adjacent to this, you have a large grass area with a children's playground, as well as a separate, private tennis court – you can also use it for football or basketball.

All of this is surrounded by beautiful trees and mountains, making this villa the perfect choice for those who appreciate the great outdoors. There is also a gym and games room, table tennis, sauna and hot tub at the property so that everyone can make the most of their leisure time.

A covered dining space with large barbecue is found just outside the house, and inside you have a well-equipped kitchen with all you could need, from a coffee machine to dishwasher. There's a living and dining area with fireplace, and three bedrooms and bathrooms, offering a very comfortable environment. Wine lovers will be curious to check out the cellar, complete with bar area and fermentation tanks, and the house is the perfect setting for it, with verdant vineyards nearby.

This villa is conveniently located, with Dubrovnik Airport only 20-25 minutes' drive from Zastolje, and the city itself a little further up the coast. On the way, you may come across the scenic resort town of Cavtat, a great place to enjoy some peace and appreciate the culture of the Konavle region. Picturesque ?ilipi, about 15 minutes from Zastolje, is also well worth a visit.



## Facilities

Private Pool • Beach Nearby • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • <1hr to Airport • BBQ • Tennis Court • Satellite TV • Sauna/Steam • Gym/Fitness Room • Games Room • Indoor Games • Outdoor Games • Table Tennis • Working Fireplace/Woodburner • Cot(s) • High Chair(s) • Rural Location • Golf Nearby • Tennis Nearby • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## The Villa

Villa Zagorka is a beautiful villa in a calm village in Konavle. There are 3 bedrooms and 3 bathrooms, and it can accommodate up to 6 people

### Ground Floor

- Three double bedrooms
- Three separated bathrooms
- Fitness room
- Games room
- Sauna
- Living & dining room
- Fully equipped kitchen
- Access to the patio & pool area

### Exterior

- Swimming pool
- Sun loungers & parasols
- Large patio & garden area
- Outside sitting & dining area
- Covered terrace
- Tennis court
- Table tennis
- BBQ area
- Private parking



## Location & Local Information

More than 50km of coastline extends south of the walled city of Dubrovnik, and this stretch is well worth investigating, alongside the town itself. Along the way are resorts like Cavtat and Župa Dubrovačka, and the various pretty islands found off the coast make for rewarding excursions.

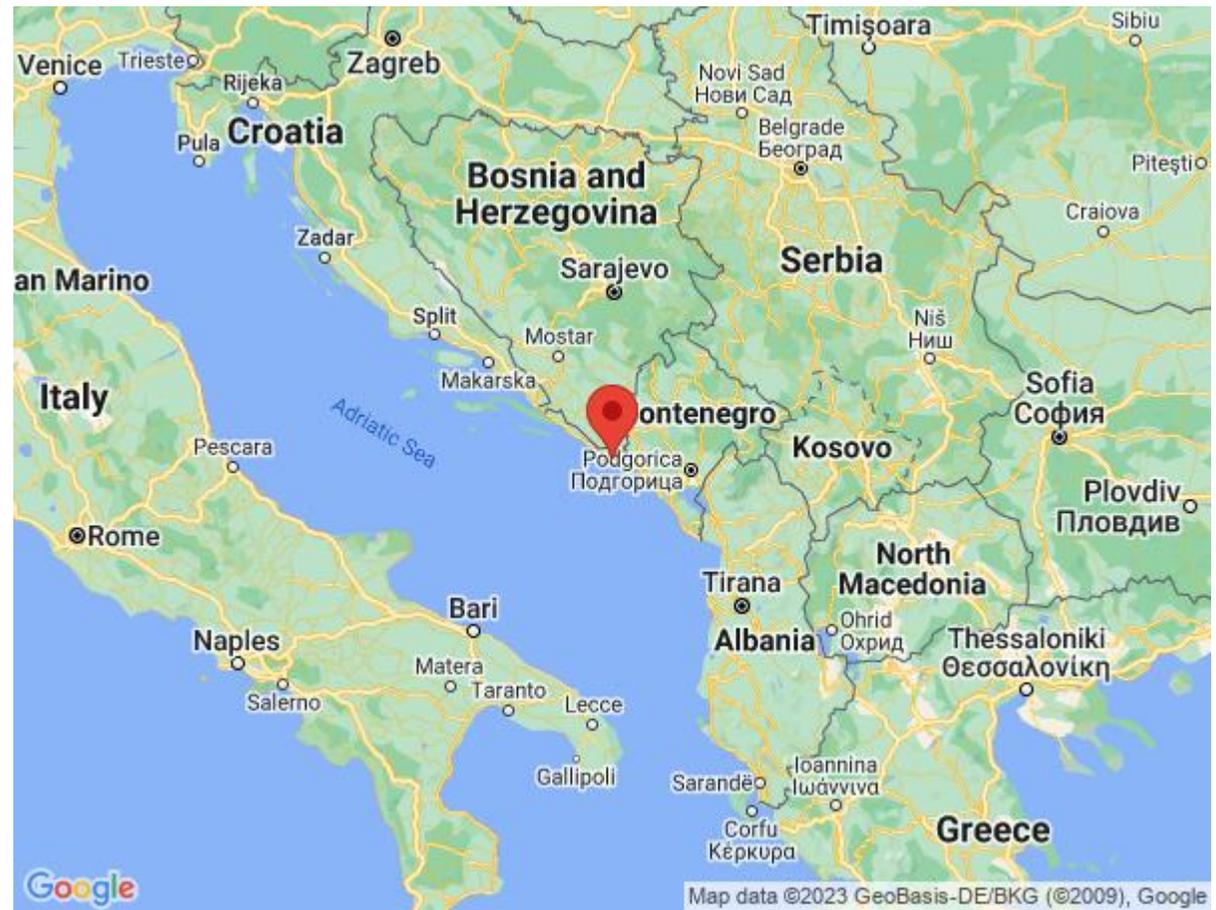
The impressively-preserved Old Town area of Dubrovnik attracts many visitors, but it isn't as big as you might expect a city of such renown to be. It is, however, pedestrians only, so you will just be sharing the space with people, not vehicles. Its many palaces and churches are architecturally opulent, showcasing baroque, gothic and renaissance styles.

In the summer, the city hosts the Dubrovnik Summer Festival, an impressive cultural spectacle which brings music, dance and theatre to the streets in July and August. At other times, you can discover more of Dubrovnik's history at museums such as the Museum of the Croatian War of Independence.

Guided tours are also popular, and many now trade on the city's status as a 'Game of Thrones' filming location. There are also cable cars which give you an unforgettable view of this UNESCO World Heritage city.

To the south, peaceful Cavtat is a nice place to escape the crowds – this resort has a beautiful marina with accompanying restaurants which look out on stunning mountain scenery.

Beyond the airport and towards the border with Montenegro, Molunat is probably the southernmost destination you are likely to come across in Croatia. While small, it's undeniably pretty, with sandy beaches and fragrant pine woods, plus there's a smattering of bars and restaurants which come highly recommended.



## Local Amenities

Nearest Airport	<b>Dubrovnik Airport (14km)</b>
Nearest Village	<b>Ljuta (4km)</b>
Nearest Town/City	<b>Gruda (3km)</b>
Nearest Restaurant	<b>Restaurants &amp; Shops (2km)</b>



Nearest Beach	<b>Sandy Beach (19km)</b>
Nearest Golf	<b>Golf Course (34km)</b>
Nearest Tennis	<b>Tennis Court (35km)</b>
Nearest Airport	<b>Prapatno Ferry Port (90km)</b>

## What we love

- Not many pools enjoy the sort of surroundings this one does – the mountainous countryside and wide-open spaces are unbeatable
- A massive expanse of green right outside the house is perfect for socialising or getting active, and the tennis court is a big bonus too
- You can start the day with a workout in the gym and end it with a relaxing sauna at Villa Zagorka
- This villa is comfortable to reach – at only a 20-minute drive from Dubrovnik Airport; you'll be there before you know it

## What you should know...

- Smoking is not permitted at this property
- Children are welcome, but pets are not allowed
- A refundable security deposit applies to bookings at this villa

# Terms & Conditions

- Security deposit: Credit cards details may be requested as guarantee
- Arrival time: 3 pm
- Departure time: 10 am
- Energy costs included?: Included in the rental price
- Linen & towels included?: Included in the rental price
- Pets welcome?: Pets not allowed
- End of stay cleaning included?: Included in the rental price
- Smoking Allowed?: No smoking inside the villa
- 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
- Minimum stay: 4 nights
- Tax: Included in the rental price
- Internet access?: WiFi connection included