

# Villa Alcione

Region: Omis Sleeps: 10

## Overview

The gorgeous 5 bedrooms Villa Alcione is located in the tranquil village of Naklice, 7km from the ethereal, historical town of Omis. The villa is newly built with contemporary design, luxurious fittings and superb comfort. It is ideal for 10 guests though there is a sofa bed if you wanted to accommodate 2 more.

The location is perfect as you get the best of both worlds at Villa Alcione, peace and quiet at the villa but you are very close to the fantastic tourist resorts of Omis and Split. The Makarska Riviera is only a short drive away, and island hopping to the Croatian gems of Hvar, Vis and Brac from the harbour at Split is wonderful. The village has a delightful local restaurant which is just a short walk from the villa.

The outdoor space of the villa is incredible. Teenagers will be in heaven when they see the multi-use playground court where they can play basketball, football or volleyball. There is also a playground for young children, an excellent 9m x 4.5m swimming pool and a lawned garden. Adults can chill and relax around the pool and dine alfresco on the spacious terrace. The summer kitchen is a delight, and there is even a TV! This covered dining area can be completely open to the terrace and garden or closed for privacy or if the weather is not so great.

Open plan living awaits in the modern villa. The kitchen is sleek and superbly fitted with every appliance you could wish for. The kitchen and dining area has a wide French door opening to the pool area. The furnishings are high end and very stylish throughout. The media room on the ground floor offers comfy sofas, a huge TV and PS4. There are also some games for small children. The sofa bed can be used for extra guests.

The generous, beautiful bedrooms are all on the first floor. They are comprised of a master with kingsize bed, stunning ensuite bathroom with a shower and a balcony boasting panoramic mountain and poolside views and 4 other bedrooms. Bedroom 2 has a double bed, ensuite shower room and a balcony with mountain views. You really do feel away from it all in this villa! Bedroom 3 offers a kingsize bed, ensuite shower room and a balcony with mountain views. Bedroom 4 is a twin with a mountain-view balcony. The final bedroom has a 120 x 200cm bed with an additional single bed added as needed. It also has a balcony with pool views. The excellent family bathroom has a bath. The laundry is also situated on the first floor and next to it is a terrace with pool



views.

Villa Alcione is immaculate and extremely spacious. It really is the ideal house if you have children that want plenty to do and some space of their own! The mountain landscape is stunning, and the fresh air a joy. You can see the local villagers growing vegetables and fruit and selling honey, jams and oils. They are delicious!

## Facilities

Modern • Private Pool • Heated Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • BBQ • Satellite TV • Games Room • Indoor Games • Outdoor Games • Heating • High Chair(s) • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## The Villa

Villa Alcione is a modern villa with 5 bedrooms and 4 bathrooms.

### Ground floor

- Living and dining room
- Fully equipped kitchen
- Media room with comfy sofa (can open into bed for 2 pax), a huge TV and PS4, and a corner for youngest with Lego cubes
- Toilet

### First floor

- Two double bedrooms with king-size with en-suite bathroom with shower and a balcony
- Double bedroom with double bed and en-suite bathroom with shower and a balcony with mountain views
- Twin bedroom with 2 single beds and a balcony
- Single bedroom (can be twin) with mountain views
- Family bathroom with a bathtub
- Laundry with a washing machine and a dryer

### Exterior

- Private heated pool (9 x 4,5m)
- Fully equipped summer kitchen with TV, fridge and barbecue
- Dining area for 10 pax
- Playground that offers various activities, swing and a slide



## Location & Local Information

This luxury villa is located in the peaceful village of Naklice, surrounded by nature. Just 7km away is the wonderful town of Omis.

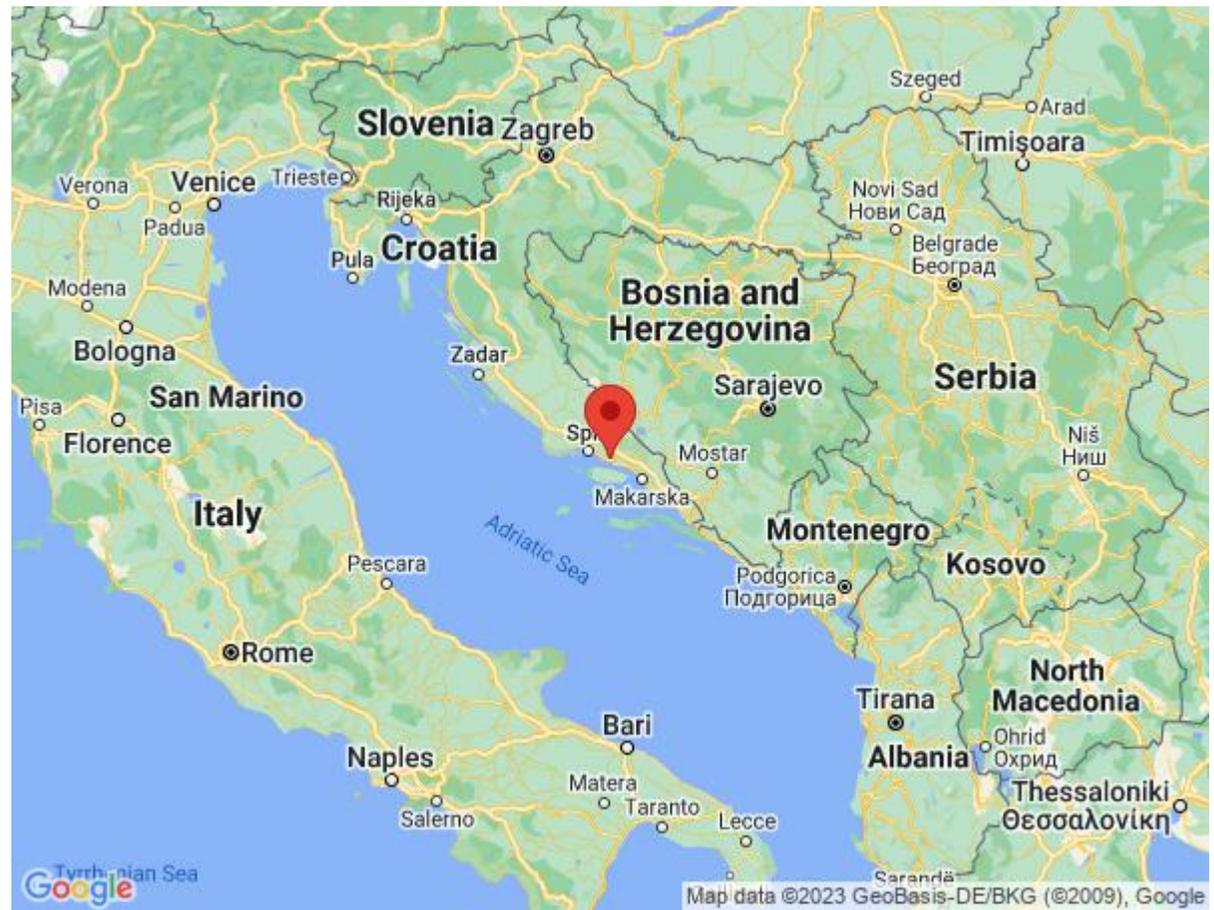
Omis is well known for its gastronomic fare, including lots of fresh fish together with delicious local wines, as well as its fortresses, churches and beaches. The town boasts a wonderful atmosphere, brimming with intricate old buildings and narrow streets.

Omis is known as the 'Pirate Town' due to its location at the mouth of the river. The 13th-century Fortress Mirabella and 15th-century Fortress Starigrad are tourist hotspots. It is certainly worth the climb to visit Fortress Starigrad. The Omis Summer Festival is a real treat with capella singing in the churches and squares around the town. Velika Plaza is Omis' central beach, a 700m long sandy stretch with a playground, volleyball, football and windsurfing. The pebble beaches of Slavinj and Brzet are 10 minutes from the centre. The popular Camp Galeb Beach is towards Split.

You can enjoy the wonderful history of Split by visiting the famous Diocletian's Palace erected by the Roman emperor in the 4th century. It would be best if you also took in the Golden Gate and Saint Domnius Cathedral. Within the charming white stone walls and gorgeous courtyards, you will find many charming shops, bars and cafes. Split's riva stroll is very popular, especially in the evenings. Many guests take a trip over to Brac to visit the much-photographed Zlatni Rat Beach. Alternatively, you may want to visit the glitzy Hvar, the much-loved destination of many rich and famous or the tranquil island of Vis.

The Cetina river is fantastic for a day out. Not only is it beautiful, but there is also so much adventure to be had with river rafting, canyoning, kayaking, ziplining and even paragliding. You can enjoy lunch by the river in many places.

The Makarska Riviera is 38 miles long and boasts some beautiful beaches including Punta Rata. Makarska is a tourist's paradise with ice cream parlours, a lovely nature park, excellent nightlife, a charming harbour and excellent shopping and dining. The atmospheric Kacic Square, full of thriving restaurants and bars, is overlooked by the Baroque Church of St Mark. It is popular for its daily local produce open-air market. Day trips to Jelsa on Hvar and Zlatni Rat Beach in Bol on Brac are offered from the pretty harbour.



## Local Amenities

Nearest Airport

**Split Airport  
(45 km)**

Nearest Town/City	<b>Omis (7 km)</b>
Nearest Shop	<b>Minimarket (3 km)</b>
Nearest Beach	<b>Omis Beach (7 km)</b>

## What we love

- Villa Alcione is very spacious with excellent entertaining space for a large group
- Youngsters will be delighted with the playground, cinema room with PS4 and the playground
- The location is stunning with beautiful panoramic views and superb tranquil countryside yet close to the gorgeous, historic town of Omis

## What you should know...

- The villa is a drive away from the beach though not far at all. There are so many lovely beaches to choose from!
- You may also want to visit the splendid town of Trogir. It is a memorable day out!
- There is parking for 3 cars at the villa

# Terms & Conditions

- Security deposit: €400 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?: Yes, included in the rental price
- Linen & towels included?: Bed linen and bath towels are included in the rental price. Please bring your own pool towels
- Pets welcome?: Pets are not allowed
- 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.
- Smoking Allowed?: Smoking and vaping are not permitted
- 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.
- Internet access?: Yes, included in the rental price
- Tax: Tourist tax is included in the rental price