Villa Euphemia

Region: Rovinj Sleeps: 8

Overview

Tucked in the countryside of the Istria region, north of Croatia, is villa Euphemia. Sleeping eight guests, this villa gives the space and tranquillity you've been looking for.

Stepping inside the villa, you are greeted with an open plan living room with a slim partition wall in between the kitchen diner and lounge. The kitchen is modern with marble countertops and white cabinets. A kitchen island with breakfast bar sits in the middle with a wooden dining table seating eight comfortable chairs next to it. The white walls are interrupted with colourful abstract paintings on the wall, giving a playful feel to the room. Following the floor to ceiling windows down the other side, is the lounge. A comfortable velvet royal blue, corner couch has plenty of space for the whole family to relax into. A flat screen TV into the side with a wooden cabinet below. The homey touches of the rug, lamps and indoor plants makes this villa easy to settle into. Air-conditioning is available throughout the villa making it easy to cool off from the warmth of the summer days.

Walking out the glass sliding doors you are led to a modern patio with a sunken pool at the centre. A comfortable outdoor seating area sits under the shelter of the first-floor balcony. From here you can relax while keeping watch over little ones making a splash in the pool. Steps lead down into the pool, making it easier for the whole family to enjoy. Sun loungers and parasols are on the far side of the patio with towels at the ready for a morning under the sun. Surrounding the patio is a well-manicured lawn and greenery. The countryside opens out behind the villa making it even more tranquil. To the side of the villa sits a breakfast bar and large dining table seating eight guests.

Back inside the villa, up the stairs, are four bedrooms. The bedrooms upstairs have access to a spacious first floor balcony with sun loungers ready to soak up the Croatian sunshine. With wallpaper feature walls and each having different coloured blankets and pillows, each room will feel unique. There is plenty of space for guests to unpack into and luxurious details. Large floor to ceiling glass windows frame the stunning views to the back of the property. Overlooking the pool below, these windows let in an abundance of natural light. Three bathrooms for the guests to share are spread out across the property. All are slick, with modern appliances and a mix of walk in showers or luxurious deep baths.









Facilities

Modern • Private Pool • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Pets on Request • <1hr to Airport • BBQ • Hairdryer • Satellite TV • High Chair(s) • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

Interior & Grounds

The Villa

Villa Euphemia is a state of the art villa loacted in Istria, a short drive from the picturesque town of Rovinj. The villa has four double bedrooms and can accomodate upto ten guests.

Interior

- Fully equipped kitchen with breakfast bar and dining area
- Spacious living room
- Four double bedrooms
- Three bathrooms

Exterior Grounds

- Private swimming pool (40sqm)
- Sun deck with sunoungers
- Covered outdoor dining area
- Barbecue
- Covered outdoor lounge area

Additional Facilities

- Air conditioning
- Wifi
- Hairdryer
- Washing machine
- Ironing facilities
- Satellite television
- High chair
- Parking









Location & Local Information

Nestled in a small group of houses in the Istria country-side lies villa Euphemia.

North of the villa, up the coastline, Pore? is a town not to miss. With stunning views of the Adriatic Sea and a maze of cafes, restaurants and shops beneath the terracotta rooftops, you will love seeing this town for yourself. In its old town, the 6th-century Euphrasian Basilica architecture is renowned for its gemstudded Byzantine mosaics. UNESCO has made this collection of early Christian and Byzantine architecture on its World Heritage List- making it a must-see.

If you head inland, you can admire the Croatian countryside via hikes, bikes rides or on a tour. Discover the many hidden ruins as you go, learning the region's rich history.

Along the coast of Istria, there are plenty of things to do. The whole family will love submerging into the underwater worlds, and discovering fish and other underwater creatures. Scuba diving is also available along the coastline for those who want to take their adventure to the next level. Kayaking tours are a great way to see the landscape- and an experience you can do all together. Pre-booking is advised in the summer months as it will be busier.

South of the villa is the city of Pula. With a long tradition of winemaking, fishing and shipbuilding Pula is filled with Roman architecture and surrounded by a beautiful natural landscape. The roman architecture includes the temple of Augustus Cathedral, the Roman Forum, City Hall and impressively, an Amphitheatre. The street beneath the terracotta rooftops is a maze of cafes, restaurants and shops waiting for you to discover.

Local Amenities

Nearest Airport	Pula (39km)
Nearest Town/City	Rovinj (8km)
Nearest Beach	Mulini Beach (8.9km)
Nearest Restaurant	Bocca D'Oro (1km)









What we love

- The location of the villa is perfect. A blend of country-side and coastal adventures surrounding you and you can enjoy the peace and quiet while staying at the villa.
- With a pool, garden and patio to sit out on, the grounds of the villa feel like your own private oasis.
- We love the Croatian coastline, especially hopping on a boat tour to explore the coastline and swim in the cooling waters.

What you should know...

- · Villa Euphemia is less than a mile from the nearest supermarket, making it easy to grab your essentials.
- The nearest beach is only 8km away!
- All bedrooms have double beds, whilst sharing three bathrooms.

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?: Complimentary Wi-Fi internet access is included in rental price. It is good to note that the speed is dependent on the local provider and technical issues may cause reduced speed or cut of service.
- Minimum stay: 7 nights from May to September. 5 nights during all other periods.
- Changeover day: Flexible
- Pets welcome?: 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.