

Villa Anastasiya

Region: Trogir Sleeps: 8

Overview

A stunning three-storey modern property with a pool found in a small village Marina near UNESCO-protected Trogir, offering spectacular views of the Adriatic Sea. A short walk from both the sea and the marina, this is an ideal spot to base yourself for a perfect holiday. With accommodation for eight guests in four bedrooms with five bathrooms, a gym and a sauna, this property is perfect for a fantastic family holiday or for couples wanting to share. Accommodation is spread over a basement, ground and first floor connected by internal stairs and offers breathtaking views of the Adriatic Sea.

The outdoor space is sympathetically decorated in a local style with white stone and Mediterranean plants, creating a relaxing ambience perfect for enjoying all the delights this villa offers. You will be able to enjoy an outdoor dining experience like no other. A stone grill, outdoor sink and hot water will allow you to conjure up Dalmatian specialities using fresh produce from the local marketplace. Sun loungers surround the heated pool, and there is also a heated outdoor shower.

A unique feature of the terrace is its underfloor heating in the area surrounding the pool. When you feel the need to escape the pool, the terrace has comfortable armchairs to relax with a good book. Perhaps sit and soak up the Mediterranean sunshine with a long cold drink. Worried about what the children might want to do? Worry no more. The courtyard has a children's playground equipped with a small trampoline, climbing frame and toddler-sized cars.

From the terrace, you will enter the ground floor. A wide open spacious living area, decorated in a modern contemporary style with comfortable sofas and a large wide screen wall mounted television. At one end is a fully equipped kitchen and dining area to seat eight people. The whole of the ground floor exudes warmth, style and elegant living. Also on this floor is an additional toilet.

A wide glass-panelled staircase will take you to the first floor, where you will find four bedrooms. Two of the bedrooms have king-sized beds and en-suite bathrooms with bathtubs. The remaining two rooms have twin beds that can be joined to make a King size double or two singles. All rooms have a private balcony with a seating area. Three bedrooms have stunning views of the beautiful Adriatic Sea to wake up to.



If you're feeling energetic, the basement offers a fully equipped gym and sauna. Here you will also find two additional showers and a toilet.

Also, on this floor, you will find a fully equipped laundry room.

Facilities

Villa/House • Instagrammable • Modern • Wellness • Private Pool • Heated Pool • Beach Nearby • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Walk to Beach • Walk to Village • Walk to Restaurant • <1hr to Airport • BBQ • Hairdryer • Satellite TV • Sauna/Steam • Gym/Fitness Room • Cot(s) • High Chair(s) • Toys • Parking Space • Seaview • Watersports • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Boat Trips

Interior & Grounds

The Villa

Villa Anastasiya is a modern, spacious 4 bedroom property with outstanding views of the Adriatic sea.

Interior - Basement

- Fully equipped gym
- Sauna
- Bathroom 1 - shower
- Separate shower
- Laundry room

Interior - Ground Floor

- Open plan living area
- Dining area for 8 people
- Fully equipped kitchen
- Large sofa and TV
- Additional toilet

Interior - First Floor

- Bedroom 1 - King-size bed, en-suite with bath and balcony
- Bedroom 2 - King-size bed, en-suite with bath and balcony
- Bedroom 3 - King-size or 2 single beds, en-suite with shower and balcony
- Bedroom 4 - King-size or 2 single beds, en-suite with shower and balcony

Exterior

- Heated private pool (40m2)
- Sunbeds
- Heated outdoor shower
- Underfloor heating in the area around the pool
- Lounge area
- Umbrellas
- Children's playground
- Covered outdoor dining area

Additional Facilities

- Internet/Wi-fi
- Air conditioning
- Barbecue/grill
- SAT TV
- Dishwasher
- Washing machine



- Dryer
- Iron & board
- Private parking
- Cot
- High chair

Location & Local Information

Located in the centre of Dalmatia on the Adriatic Coast, Trogir was designated a UNESCO World Heritage site in 1997. You will be won over with its beautiful architecture, rich history and many places to visit.

The historic city is at the top of the list of places to visit in Dalmatia and throughout Croatia! The Trogir archipelago, dotted with islands, islets and tranquil bays, has attracted numerous conquerors, seafarers, and traders since ancient times.

Kamerlengo Fortress is located on the southwestern tip of the island, and you will see it looming large over the town. It is possible to climb up to the height of the walls for fantastic views over the Riva, the Old Town and out to sea. Parts of the city walls built in the 13th and 14th centuries are still visible on the city's southern side. In the middle of the city, you will still find the city gate built in 1593. One of its best sites is the 12th-century cathedral of St. Lawrence. During the 14th and 16th centuries, the bell tower was added, and it can be climbed to fantastic views from the top. Another must-see is the Chapel of St. John, considered the best Renaissance sight in Dalmatia.

For those of you who like to explore, the city of Split is just 25 km away. Here you will find so much to see and do. The Old Town of Split is a maze of cobblestone streets and lanes surrounding the Diocletian Palace. Built in 305 AD, the Palace is one of Split's must-see attractions. In the heart of the Old Town, the People's Square, full of cafes and restaurants, is a perfect place to escape the midday sun. For those of you who like to walk, Marjan Hill to the west of the Old Town is full of trails crisscrossing its way over the peninsula. Stroll up to the top of the Hill to enjoy spectacular views.

You will find the Putlj Winery outside the city offering tours and tastings. If a trip to the winery is not your thing, we recommend visiting the Zinfandel Wine Bar in the Old Town of Split to enjoy fantastic food, great wine and atmosphere.

Most of Trogir's beaches are located along the Trogir Riviera, and you can rest assured you will not have to travel far for a quality beach experience. Gradska Plaza is 1km from the centre of Trogir with a beautiful blue sea, gentle pebble beach and a bustling promenade lined with restaurants and cafes.

A 15-minute stroll from the centre of Trogir is Saldun Beach. Popular with the locals, this beach has a quieter and more relaxed feel.

A few short steps from the shoreline will find you greeted by sparkling blue crystal clear water, shady pine trees and natural rocky terrain. Possibly not the



best place to sunbathe, but perfect for those who love to swim, jump and dive!

Slightly further away, you will find Marinova Draga Beach. Be warned, this is a busy beach for families with lots going on! Here you will find a safe beach with amenities, sunbeds, parasols and deckchairs to rent and plenty of natural shade from the trees.

Why not join everyone else on summer nights and gravitate to the wide seaside promenade lined with bars, cafes and yachts. What better way to relax after a day of sunbathing and sightseeing than to sit and drink a local beer or wine at one of the numerous bars or cafes' watching people and the world go by?

Local Amenities

Nearest Airport	Split Airport (18.7km)
Nearest Ferry Port	Ferry Port Soline Trogir (12.2km)
Nearest Town	Marina (450m)
Nearest Shop	Tommy T-292 (600m)
Nearest Beach	Beach Marina - Prališ?e (400m)
Nearest City	Trogir (12.6km)

What we love

- This Villa is situated next to Villa Roze and Villa Diell, and they can be rented together.
- We love the location of this exquisite villa, close to the sea, the marina and the medieval town of Trogir
- Perfectly positioned with breathtaking views over the Adriatic Sea, Villa Anastasiya boasts its own heated pool with an underfloor heated pool terrace.
- A fully equipped personal gym in the basement, together with a private sauna.

What you should know...

- Free parking for up to 4 vehicles is provided.
- Attached to the villa by a separate entrance is a charming tavern that, with prior arrangement, can be used by guests. Perfect for small family gatherings as well as large events.

Terms & Conditions

- Security deposit: €2000 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. Change of linen and towels once a week.
- Pool 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: 5 nights.
- Changeover day: Flexible.
- Pets welcome?: Not allowed.
- Smoking Allowed?: Smoking & Vaping are not permitted.
- Pool heating charge?: 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.
- Tax: Included in the rental price.