

# Dubrovnik Villa 1304

Dubrovnik, Croatia



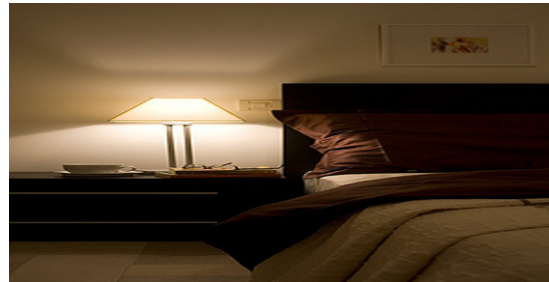
## KEY INFORMATION:

Rating	Beds	Baths	Sleeps	Weekly Low	Weekly High	Weekly Peak
★★★★★	6	6	12	Contact Us	Contact Us	Contact Us

## VILLA IMAGES







## VILLA DESCRIPTION

### VILLA 1304 IN DUBROVNIK, CROATIA

Highest standards in comfort and luxury marks every detail

Combining the highest standard of comfort and luxury, Villa 1304 provides elegant Italian furnishing and modern amenities, including central climate control, state-of-the-art entertainment systems,

wireless Internet access, and a modern security system.

### Panoramic views from every suite

Nestled in a hillside in the most exclusive part of Dubrovnik and overlooking the Adriatic Sea, The Villa is conveniently located within a ten-minute walk of the historic town of Dubrovnik, and less than five minutes away from the secluded sandy beach of Saint Jakov.

Up to twelve guests will enjoy stunning views of romantic Lokrum Island, the City Walls and the famous Old City Harbor from every public room, terrace, balcony and bedroom suite, including sea view bathrooms.

### Outdoor Areas

A Swimming pool with a Jacuzzi is surrounded by spacious terraces and a shaded garden with exotic Mediterranean plants and Dubrovnik's signature Cyprus trees. The Villa is an ideal choice for those who want to spend their holiday in the seclusion of a relaxing, private environment, as well as those who want to lavishly entertain their friends in spacious and elegant interior and outdoor areas.

Outdoor areas offer a mix of options for relaxation. Sun terraces are furnished with plush wicker lounge chairs and teak tables from which sea views and garden fragrances can be enjoyed. "Glorijet", a terrace covered with a traditional red tile roof and perched on the uppermost level of the complex, provides an authentic Mediterranean outdoor living experience, which is ideal for parties, barbeques, cocktails, gala dinners or informal lunches. Breakfast can be served here on request while guests enjoy a morning swim in the pool, or just relax and take in the spectacular view. Villa 1304 also has a small traditional Tavern, where Mediterranean and local specialties can be prepared. Dalmatian cooking lessons can be arranged here if guests wish to learn about the local cuisine.

### Luxury Accommodation

Two master suites, each with spacious living areas and two en suite bedrooms with private baths; and two junior suites, each with a living area and en suite bedroom and bath, accommodate up to twelve guests in luxury, privacy and absolute comfort.

A glass elevator enables easy access to each suite and, to guarantee privacy, can be programmed to

access each floor separately. For our guests' convenience, we provide a House Manager, a six-car private garage, staff quarters, a catering kitchen, laundry facility, limousine service as well as transfer service to and from the Dubrovnik International Airport.

Villa 1304 offers the perfect holiday location for exploring the exciting historic city of Dubrovnik, enjoying the surrounding beauty of the Adriatic Sea and local island beaches, or just relaxing by the pool. For your convenience, the Welcome Desk, located on the ground floor of the villa, will be pleased to arrange sightseeing tours of Dubrovnik or day tours to surrounding areas, boat trips, yacht charters, limousine service and car rentals. In-house catering can be provided upon request. Daily housekeeping and gourmet breakfast is included. Personal maids, butlers, servers, secretaries and babysitting services can be provided on premises for any occasion.

## **Bedroom/ Bathroom Description**

Bedrooms: Pre-programmed Hospitality Phones, Luxurious Cotton Linen, Good night Chocolates, Complimentary bottled water, Notepads & pens. ...

Bathrooms: Embroidered towel sets, Embroidered Bath Robes, Full set of Bath amenity products, Plush bath slippers.

## **First floor**

### **Presidential Suite**

1 Master bedroom - King bed, large en suite bathroom with whirlpool jet-bathtub 1 Deluxe bedroom - Queen bed, en suite bathroom with whirlpool jet-bathtub, 1 Large living room with retractable glass wall to Grande Terrace, dining area, powder room. 1 Kitchenette, stove, refrigerator, microwave. 1 Grande Terrace with panoramic sea views, Island of Lokrum and the Old City Harbor, direct access to pool.

## **Second Floor**

### **Superior Suite**

1 Deluxe bedroom - Queen bed, en suite bathroom, sea view 1 Deluxe bedroom - Queen bed, en suite bathroom, sea view 1 Living room - terrace with sea view, TV, dining area, powder room 1 Kitchenette, stove, refrigerator, microwave. Direct access to pool

### **Third floor**

2 Junior suites

1 Deluxe guest room suite, living room with dining area and balcony, kitchenette, bedroom with queen bed and bathroom. 1 Deluxe guest room suite, living room with dining area and balcony, kitchenette, bedroom with queen bed and bathroom

### **General features**

- Individually controlled air conditioning & heating
- Alarm system
- Satellite TV in every room
- High speed wireless Internet access
- Stereo system
- CD & DVD Player
- Computer
- Wine cellar
- Hairdryer

### **Outdoor features**

- 23-foot Swimming pool
- Jacuzzi
- Glorijet
- Tavern with BBQ
- Bar

### **Staff & Amenities**

- Welcome desk - concierge
- House Manager
- Daily American breakfast
- Cleaning and housekeeping
- Gardener