



Bia's Beach

RESORT FRONTE MARE



The privilege of living by the sea

The apartments of the new **Bia's Beach - Resort Fronte Mare** (formerly "Villaggio Diana") represent a perfect blend of modern design, functionality, and comfort. They have been designed to meet the needs of families, groups of friends, and couples, with distinctive features that make them unique and versatile for a seaside vacation in an **exclusive beachfront location**. They are ideal for a discerning clientele that values style, well-designed spaces, and practicality, all in a location with very convenient access to the beach, just beyond the garden in front of the building. It is perfect for a "slow" vacation style, for moments of relaxation as well as socializing and fun.

The Apartments

All the properties have fine finishes and details that create a refined and very welcoming atmosphere. They are distributed over several floors, including: (i) **ground-floor units**, some with private gardens; (ii) **apartments on upper floors with large covered terraces**; (iii) **duplex apartments on two levels** with large solarium terraces on the top floor, offering an unparalleled sea view as far as the eye can see. All the apartments are equipped with:

- Heating and cooling with a heat pump, ensuring an ideal climate throughout the year;
- Spacious bathrooms, all with windows, featuring large showers and vertical towel warmers to heat the room in mid-seasons;
- A large 20 sqm covered terrace and, for the duplex type, a solarium terrace on the fourth floor, both furnished with a large table and comfortable chairs;
- An open-plan kitchen equipped with induction hob, microwave, American coffee machine, large refrigerator with separate freezer;
- LCD TV with satellite reception of Italian and foreign programs, free Wi-Fi connection;
- Security door, safe.





Ground Floor

Located on the ground floor with a surface area of 38 sqm, these **three-room apartments** offer a welcoming and functional environment, ideal for those seeking practicality and a direct connection to the outside and the garden.

Each unit consists of **2 bedrooms**: a spacious double bedroom with 3 beds and a second bedroom with 2 beds, for a total of 5 beds.

The bathrooms, renovated in 2025, are therefore new and modern, ensuring maximum comfort with shower enclosures.

A significant innovation introduced in the 2025 renovation is the **20 sqm covered terrace**, which adds considerable value. The loggias, directly connected to the living room, create a unified living space that extends outdoors, fostering a seamless and bright living experience. This covered area is ideal for relaxing, dining outdoors, or simply enjoying the fresh air in every season, with protection from the direct sun or rain. The loggias further enhance the habitability of the apartments, making them more versatile and comfortable.

ground floor

type	D2	D
beds	5	5
	seafloor	



First Floor

The apartments on the first floor replicate the same layout as those on the ground floor. They also span 38 sqm, with **2 bedrooms**: a double bedroom with 3 beds and a second bedroom with 2 beds, for a total of 5 beds.

The bathrooms were also renovated in 2025, offering modern and functional spaces. Like the ground-floor apartments, the covered terraces of about 20 sqm, introduced during the 2025 renovation, constitute an important innovation.

The **covered terrace** are directly connected to the living room, creating a unified living space that harmoniously integrates the interior and exterior. This versatile and protected area is perfect for relaxing, enjoying the open air, or living the surrounding environment in total comfort. Their usefulness is reflected in the ability to extend the living experience, offering a cozy place for all occasions.

For some, from 2025, there is **double access via stairs and elevator**. The elevator makes access extremely convenient for many categories of users, such as elderly people and families with strollers. For others, access remains via an independent staircase, as in the past.



first floor

type	D2	D1
beds	5	5

seafront





What's New in 2025

Second, Third, and Fourth Floors

Recently completed and available for the 2025 season, these apartments represent an **exclusive new offering** in the tourist and residential rental market. Perfect for those who wish to live in a modern, refined space designed to provide comfort and relaxation in every detail.

All apartments feature spacious areas and high-quality finishes.

The **living area** welcomes with contemporary design and premium materials. The open kitchen is equipped with the latest appliances, natural wood finishes, and matte black details. The wall unit with vertical light wood-effect paneling elegantly frames a large flat-screen TV, creating the perfect corner for relaxing and entertainment. The environment is completed by a modern sofa, ideal for reading, chatting, or watching TV, which can be used in the evening as a double sofa bed, and a dining table with coordinated seating.

The entire space opens onto a large sliding glass door, allowing natural light and leading directly to the **terrace**, furnished with a large table and comfortable outdoor chairs, perfect for enjoying outdoor breakfasts, lunches with friends, sunset aperitifs, and moments of relaxation in the sea breeze.

The **bedrooms**, newly furnished in a minimalist style with neutral palettes, feature double beds, and a third bed if needed. Large windows ensure natural light during the day and direct access to the outdoors.

What's New in 2025



The photos published are for illustrative purposes only and represent the general type and layout of the accommodation.

What's New in 2025



The photos published are for illustrative purposes only and represent the general type and layout of the accommodation.

What's New in 2025



The photos published are for illustrative purposes only and represent the general type and layout of the accommodation.

What's New in 2025

The photos published are for illustrative purposes only and represent the general type and layout of the accommodation.



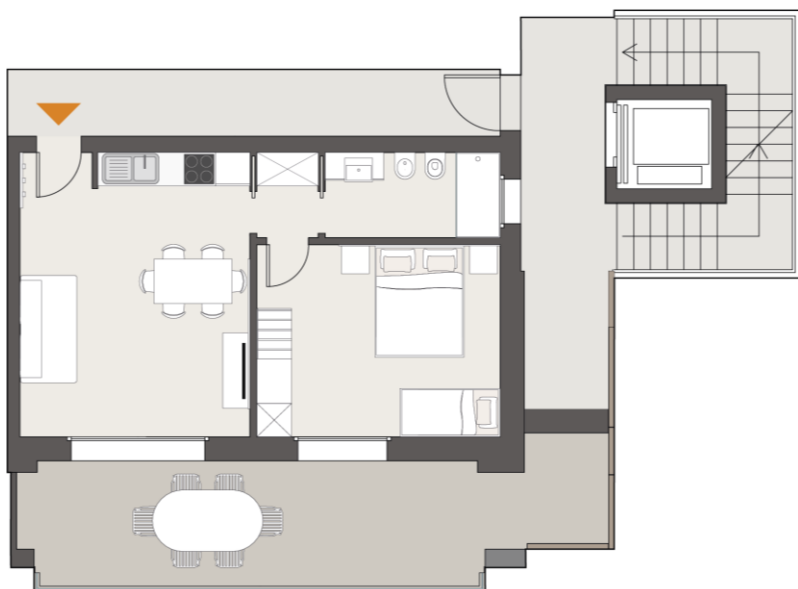
Second and Third Floors

These are spacious **one-bedroom apartments** of about 40 sqm, with the bedroom featuring 3 beds (a double bed plus a third bed).

The **living area** has a sofa bed for 2 people, for a total of 5 beds.

The **covered terrace** of about 20 sqm makes the apartment cozy and functional.

There is also a smaller version (Type D3) with a double bed in the bedroom while the rest remains the same.



second floor

type	D3	D4	D5
beds	2+2	2+2	3+2
			seafront

third floor

type	D3	D4	D5
beds	2+2	3+2	3+2
			seafront



Third and Fourth Floors | Duplex Type

The apartments on the third floor can be connected to the fourth floor, creating **duplex apartments on two levels**. These represent the pinnacle of elegance and functionality. Connected by an internal staircase on the terrace, these refined spaces offer a modern, airy design for those who wish to combine conviviality with privacy. **The upper floor is also accessible via an elevator**, an essential convenience for those using wheelchairs or strollers, for elderly people, or those with limited mobility.

This architectural solution not only facilitates daily life but adds a touch of luxury to the structure, making it ideal for groups of friends, even with children, or families who want **to share special moments without sacrificing independent and private spaces**. The possibility to enjoy a vacation in spacious, well-connected, and perfectly organized environments makes these duplex apartments the perfect retreat for those seeking comfort and beauty just steps from the sea.

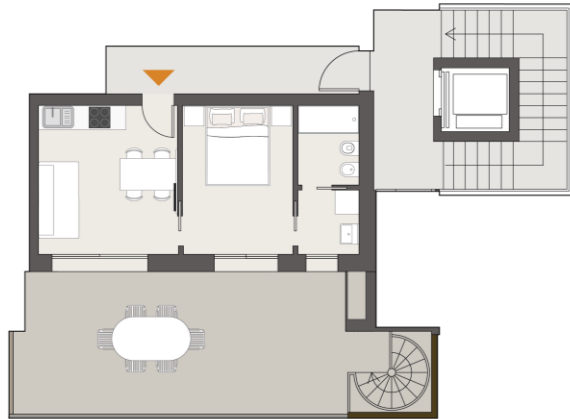
There are different types of duplex apartments, each with a different number of beds depending on the case: 2/3 beds in the bedrooms (plus a double sofa bed) on the third floor, and generally 3 beds (or 2+1) on the fourth floor.

For the 2025 season, they are available in a limited number of units. Please check availability with our managers.

Example 1 of Duplex - One-bedroom apartment on the third floor + One-bedroom apartment on the fourth floor

This duplex apartment is designed to offer maximum living flexibility and privacy between the two levels. Ideal for a large family or two couples, possibly with children, due to the clear separation between the two levels.

Other types of Duplx differ partly in the number of beds and the size of the terraces.

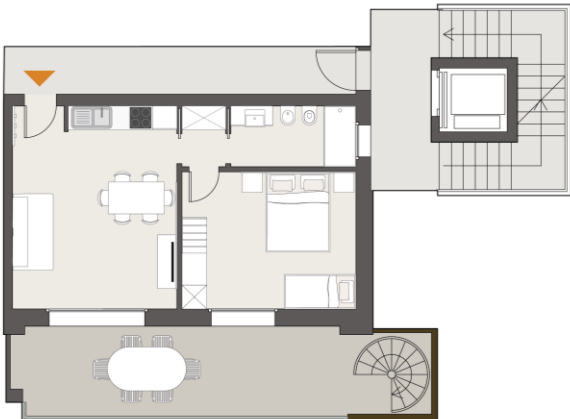


Fourth Floor - One-bedroom apartment with bathroom

The apartment is independently accessible via the elevator or from the inside (spiral staircase on the terrace).

- Bedroom with a double bed (2 beds)
- Living room with compact kitchenette, table, double sofa bed
- Full bathroom with window and shower enclosure, with an anteroom
- Large panoramic solarium terrace of about 30 sqm, furnished with an outdoor dining table

Total on the fourth floor: 2+1 beds



Third Floor: One-bedroom apartment with bathroom

- Spacious living room with kitchenette and sofa bed (2 beds)
- Central dining table
- Double bedroom with double bed and third single bed
- Full bathroom with window and shower enclosure
- Direct access to a large covered terrace, furnished with an outdoor dining table

Total on the third floor: 3+2 beds

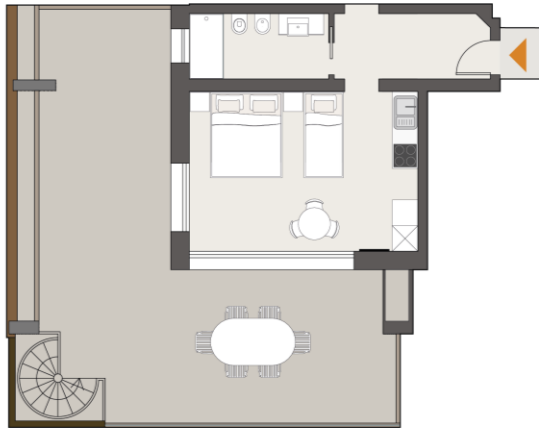
Total beds: up to 5+3



Example 2 of Duplex > One-bedroom apartment on the third floor + studio with bathroom on the fourth floor

This duplex apartment is designed to offer maximum living flexibility and privacy between the two levels. It is ideal for a large family or two couples — possibly with children — thanks to the clear separation between the two floors.

Other types of Duplex differ partly in the number of beds and the size of the terraces.

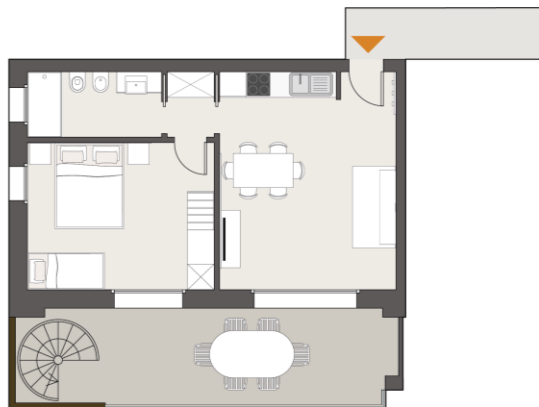


Fourth Floor – Studio Apartment with Bathroom

The apartment is independently accessible either via the elevator or internally through the spiral staircase on the terrace.

- Open-space layout with a compact kitchenette, dining table, double bed + single bed (3 sleeping places)
- Spacious private bathroom
- Large panoramic rooftop terrace of approximately 40 sqm, furnished with an outdoor dining table

Total fourth floor: 3 beds



Third Floor – One-Bedroom Apartment with Bathroom

- Spacious living room with kitchenette and double sofa bed (2 sleeping places)
- Central dining table
- Master bedroom with double bed and an additional single bed
- Full bathroom with window and shower box
- Direct access to a large covered terrace, furnished with an outdoor dining table

Total third floor: 3 + 2 beds

Total beds: up to 6 + 2





PRICES 2025









2025 - €	Tipo-Typ- Type	N. pax	3/5 17/5	17/5 31/5	31/5 14/6	14/6 21/6	21/6 5/7	5/7 2/8	2/8 23/8	23/8 30/8	30/8 6/9	6/9 13/9	13/9 27/9
Bia's Beach RESORT FRONTE MARE (ex Villaggio Diana)	D *	5	300	390	630	660	770	890	1.020	730	570	390	300
	D1 *	5	330	430	690	730	850	980	1.120	800	630	430	330
	D2 *	5	360	470	760	800	940	1.080	1.230	880	690	470	360
	D3 **	2+2						920	1.050	750	590	400	310
	D4 **	3+2						1.050	1.200	860	670	460	350
	D5 **	3+2						1.230	1.400	1.000	790	530	410
	Duplex ***		Informazioni su richiesta - Information on request - Informationen auf Anfrage										

* = completamente ristrutturato- completely renovated - komplett renoviert

** Novità 2025 – su un unico piano ; News 2025 – all on one floor ; Neuheiten 2025 – alles auf einer Ebene

*** Novità 2025 – su due piani; News 2025 – on two floors; Neuheiten 2025 – auf zwei Ebenen

Services

Satellite TV		Flat-screen TV with numerous Italian and international satellite channels.	PRICES INCLUDE:	(1) weekly rental, (2) ancillary costs (electricity, water), (3) beach service (one umbrella and two sunbeds); (4) VAT
Air conditioning / Heat pump		The use of air conditioning/heat pump is included in the weekly price.		
Wi-Fi		Wi-Fi connection is free in all apartments.		
Parking		All apartments have one numbered parking space (use of the parking space may be limited for large vehicles).	EXTRA COSTS:	(1) Final cleaning: mandatory for all apartments (€ 40), except for the kitchenette which remains the responsibility of the client, (2) Pets: surcharge of € 30 per week per pet; (3) Tourist tax
Kitchen and bathroom accessories		Induction hob, microwave oven, and American coffee machine in all apartments. Hairdryer in the bathroom and bathroom set.		
Bed linen		Sheets, pillowcases, and towels will be provided for each guest.		
Bicycles		Bicycles available at €20 per week through an external operator.	With the complete renovation in 2025, all apartments now feature:	new bathrooms with shower enclosures, new heat pump air conditioning systems, beautiful and spacious covered terraces with outdoor tables and chairs, induction cooktops in the kitchen.
Fenced garden		Available in some units upon request and subject to availability.		

PRICES INCLUDE:

(1) weekly rental, (2) ancillary costs (electricity, water), (3) beach service (one umbrella and two sunbeds); (4) VAT

EXTRA COSTS:

(1) Final cleaning: mandatory for all apartments (€ 40), except for the kitchenette which remains the responsibility of the client, (2) Pets: surcharge of € 30 per week per pet; (3) Tourist tax

APARTMENT TYPES:

D - Ground Floor; D1 - First Floor; D2 - Ground Floor / First Floor - Seafront; D3/D4 - Second Floor / Third Floor; D5 - Second Floor / Third Floor - Seafront

With the complete renovation in 2025, all apartments now feature:

new bathrooms with shower enclosures, new heat pump air conditioning systems, beautiful and spacious covered terraces with outdoor tables and chairs, induction cooktops in the kitchen.

GENERAL RENTAL CONDITIONS

1. The booking is confirmed only after the receiving of the deposit of 30% of the total amount, unless otherwise agreed. The deposit can be sent by bank transfer or through a credit card on the web-site www.turistica-tonussi.it. If the agency doesn't receive the deposit until the date indicated in the reservation letter, the booking will be cancelled. As soon as the agency receives the deposit, the guest will receive a confirmation letter, which has to be shown at the arrival.
2. The balance is to be paid at the arrival by cash or credit card. The extras only by cash.
3. For cancellation made up to 4 weeks before the arrival, the guest must give advice in a written way to the agency. Following this way the advance payment will be considered as a deposit for a future reservation in the actual or in the following season; otherwise the deposit will not be repaid. The deposit isn't transferable from one guest to another one. If the guest decides to go away in advance, the agency won't give back the resting sum for the last days.
4. In any case of delay in the arrival day, the guest must inform the agency in time by phone.
5. If the guest doesn't occupy the flat until 11.00 a.m. of the day after the arrival date (without giving notification), the agency has the right to rent the flat again to other guests.
6. Flats and parking places are available from 4.00 p.m. to 7.00 p.m. of the arrival date; before 4.00 the agency doesn't guarantee any flat or parking. The parking places are suitable to cars, not to vans or caravans.
7. Any complaints at arrival must be notified to the agency within an hour. The agency will act as soon as possible checking the flat; if necessary, the agency will provide to set it in order again.
8. The guest receives the flat cleaned up and he has to clean it before his departure. At 9.00 a.m. of the departure date, flats and parking places have to be free. The flat has to be left as it has been found, this means that it has to be set in order again. The guest has to carry away rubbish, empty bottles or any personal things. The fridge must be cleaned and left free of any food. All the pots, cutlery, plates or glasses must be properly washed.
9. The housing of more people than indicated is strictly forbidden; children and babies as counted as adults. The beds number must correspond to the persons occupying the flat.
10. The agency is authorized to enter in the flat at any moment, for any repairs and maintenance, also during the absence of the guest. If the rental rules aren't followed by the guest, the agency is allowed to terminate the contract at any time, even with the police attendance, if necessary.
11. The guest is obliged to give advice (soon) to the agency of damaged things in the flat, indoors or outdoors. Smoking inside the flats is absolutely forbidden (but it is allowed in the balconies or terraces). In the flats any unnecessary noise, especially at night, has to be avoided (wearing clogs, slamming doors, rearrange furniture or loud speaking).
12. All the flats are equipped with pillows, blankets and bedcovers, but not with bed and bath clothes; the guest has to carry them from home.
13. Every flat has one parking place and the guest must park exclusively in his parking place – it's the same number of the flat. Other cars must be moved away and parked nearby, respecting the highway code. The agency isn't liable of any fines.
14. Pets are allowed: just one, with a surcharge of € 30,00 per week. The owners must follow some rules: pets are not allowed to sleep on the beds or on the sofa and can't stay alone in the flats. Outdoors pets must be always kept on a leash. On the departure day owners have to check and to clean the flat, its balcony or terrace.
15. The agency isn't responsible for any damage or theft occurring in the flats during the staying of the guests. The agency will try to help them and to solve any possible problem.
16. Any legal dispute has to be brought behind the court of justice in Venice.
17. The guest expressly accepts all the conditions here above written.

We look forward to welcoming you at Bia's Beach –Resort Fronte Mare!

Bia's Beach

RESORT FRONTE MARE

**Corso del Sole 256- 30020
BIBIONE (VE)
Tel. 0431-430328
www.turistica-tonussi.it
info@turistica-tonussi.it**