

# Villa Ava

Region: Minho Sleeps: 6

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## Overview

Offering sublime views across the breath-taking countryside of the Minho region, Villa Ava is an original farm building which has been lovingly restored and renovated to provide the utmost luxury and comfort to six lucky guests.

Arriving at this sun-kissed, utterly romantic striking villa on the hillside, you will appreciate the tranquil location immediately. The driveway itself offers you a peek at the views to come, and as you make your way to the terrace alongside the infinity pool, your breath will indeed be taken from you.

As far as the eye can see, there are rolling hills of thick forest, vineyards and olive groves, with deep green punctuated only by the occasional terracotta roof of a nearby home, or a church spire.

Within, you will find the beauty extends well beyond the exterior face. You enter to see the first of two utterly beautiful, elegant living rooms, complete with a leather sofa in front of the LCD TV, a tastefully colourful rug atop the polished wood flooring and a small table at one end. Traditional window frames fill with light as the sun streams in and brightens the charming interior.

The fireplace offers a conventional piece of warmth and class, with a fabulous array of local art and photography adorning the walls and a grand wood-panelled ceiling. The second living room, on the first floor, is similar, with cosy sofas in front of the fire and beautiful artefacts placed throughout.

The fully-equipped kitchen extends away from the living area and holds everything you need to prepare a feast, a snack or even a cocktail or two on a warm evening. Stone interior walls, a slate floor and delicate lighting, create a sense of history, while the large fridge/freezer, modern oven and all the latest mod cons add a contemporary finish.

On the first floor, you will find three sumptuous bedrooms, one double, one twin and one with three single beds, all of which enjoy sublime views over the mesmerising countryside! Neutral tones, soft lighting and wood-panelled floors and ceilings reinforce the luxurious atmosphere. There is a bright, luxurious bathroom on each floor, with a bath on the first floor.

In the fabulous garden, the panoramic infinity pool is a shimmering centrepiece. Overlooking miles and miles of vineyards, and out towards the



picturesque town of Ponte de Lima, the oldest village in Portugal, you can enjoy endless hours of flitting between the pool and the sun loungers, listening to the cool songs of the birds and the rustle of the breeze through the leaves.

*Please note that Price is Quoted Upon Application. Check the T&Cs Tab for further information.*

## **Facilities**

Modern • Great Value • Private Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Walk to Village • Walk to Restaurant • <1hr to Airport • BBQ • Satellite TV • Cable TV • Working Fireplace • Fenced Grounds • Watersports • Canoeing/Kayaking • Walking/Hiking Paths • Wine Tasting • Golf Nearby • Tennis Nearby • Cycling • Horse Riding • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites • Romantic

# Interior & Grounds

## The Villa

Villa Ava is a Charming family villa with superb views. While immersed in the beautiful and exclusive panoramic pool, you can let your eyes wander over the immense plain that spreads out before you with extensive vineyards. There are 3 bedrooms and 2 bathrooms, and it can accommodate up to 7 people

### Ground Floor

- Dining & living area
- Fully equipped kitchen
- Access to the patio & pool area

### First Floor

- Master bedroom
- Room with three single beds
- Twin bedroom
- Bathroom

### Exterior

- Swimming pool (8x4m)
- Sun loungers & parasols
- Outdoor lounge & dining area
- Large patio & garden area
- Covered terrace
- Private parking
- BBQ area



## Location & Local Information

Nestled in the fabulous rural landscape of Minho, yet so near to so many thriving towns, Villa Ava is in the ideal spot to explore both the fascinating history and sublime view of the region, situated in Ponte de Lima, one of Portugal's oldest and most historic towns, with a delightful range of shops, bars and restaurants among the colored squares and cobbled alleyways, and a significant market on the river bank every other Monday.

The country's only National Park, the high nature reserve of Peneda Geres National Park is only 25-30 minutes away, and hosts prehistoric remains, walking trails and rugged hills as well as deer, wolves and golden eagles!

The delightful market town of Barcelos is just a 40-minute drive away, while the beautiful historic centre of Viana do Castelo is just 30 minutes away, where there are even sandy beaches! While the town of Braga, the capital of the district, is also only around half an hour away and hosts many relics of the region's diverse history.

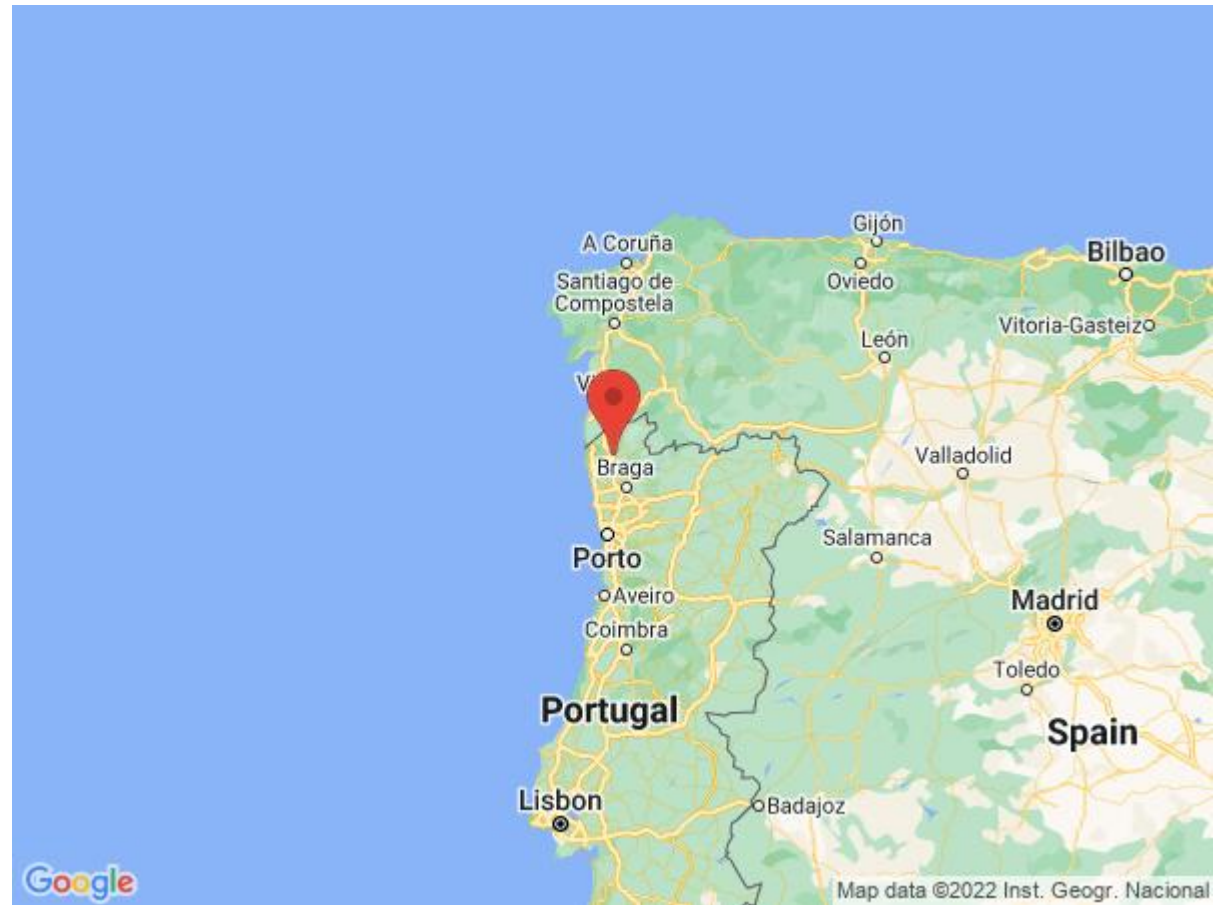
With so much on your doorstep, you can visit a new historic and beautiful town every day! Minho is a fantastic, mostly rural region on the northernmost Atlantic tip of Portugal, bordering the Spanish region of Galiza, with which it shares many attributes.

Minho is perhaps most famous as the home of the Vinho Verde, a crisp, dry white wine (although as the name suggests, it is, in fact, green!) best enjoyed with a local fish dish.

Portugal itself is a small, fascinating country at the most Western point of mainland Europe. The capital, Lisbon, is known for its lively nightlife, with endless bars and clubs full of fun-loving locals and tourists alike, but also has plenty of fascinating history (check out Belém, jam-packed with monuments!) and undulating terrain, famously termed the 'city of the seven hills'.

From Lisbon, it is rapid to travel by the domestic high-speed train line to the city of Braga, which will connect you reasonably quickly to Villa Ava.

With a vast coastline with the mighty Atlantic Ocean, Portugal is a real paradise for the keen surfer, or indeed even those looking to try it for the first time. And for those less keen on surfing, the beaches of Portugal are still well worth a visit for their beautifully clear waters and beautiful sands.



## Local Amenities

Nearest Airport	<b>Porto Airport (90km)</b>
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Nearest Village	<b>Calheiros (2km)</b>
Nearest Town/City	<b>Ponte de Lima (8km)</b>
Nearest Restaurant	<b>Restaurante A Pombinha (2km)</b>
Nearest Beach	<b>Praia de Carreco (40km)</b>
Nearest Golf	<b>Golfe de Ponte de Lima (10km)</b>

## What Oliver loves...

- These breath-taking views are utterly mesmerising, with endless vineyards and rolling hills, you'll discover something new with every glimpse!
- Two separate living rooms, each with sofas and a fireplace, ensure a moment of peace is never too hard to find
- You can hardly find a more picturesque and relaxing spot than lying by the infinity pool, observing the glorious reflection of the Minho countryside shimmering in the distance
- With a supermarket only a short walk away, you will find everything you need at your fingertips

## What you should know...

- There's no fencing for the pool so be sure to keep an eye on the little ones
- The remote location is ideal for many, but some may prefer to be closer to amenities, with a short drive required to reach the nearest restaurants and towns
- Air conditioning is not available in this villa, but a dip in the delightful infinity pool is a great way to cool off!

# Terms & Conditions

- Security deposit: €450 charged to client's credit card at time of booking and refunded two weeks after departure, subject to full inspection.
- Arrival time: 4 pm
- Departure time: 11 am
- 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.
- Linen & towels included?: Yes, including pool towels.
- Energy costs included?: Yes, included in rental price.
- Heating costs included?: No, Central heating is an extra €200 per week. Paid at time of booking.
- Internet access?: Wi-Fi internet access included in rental price
- Minimum stay: 5 - 7 nights
- Changeover day: Flexible
- Pets welcome?: Not allowed
- Smoking Allowed?: Not permitted
- Tax: Included in the rental price
- 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