

Villa Greyson

Region: Champions Gate Sleeps: 16

Overview

Villa Greyson is a new, extremely smart, seriously impressive, vast luxury villa sleeping up to 16 people in a brilliant Florida location ready to enjoy all of the exciting amenities on offer. The Retreat at Champions Gate, Kissimmee is a gated resort close to all of the popular 'must-go' famous Orlando attractions. Staying at Villa Greyson also gives you access to the communal facilities of the wider resort which includes a tropical swimming pool, meandering lazy river, children's water playground and splash pad, quiet pool and spa, poolside bar and restaurant, fitness centre, resort movie theatre, games room and two premier 18 hole Greg Norman designed championship golf courses. What more could lucky guests want?

This luxurious villa has an impressive 8 bedrooms, 5 bathrooms, media room, modern open plan living/dining area with comfortable contemporary furniture, fully equipped kitchen with granite counters and stainless steel appliances, private pool with outdoor furniture and spacious deck, wireless internet, central air conditioning, telephone with free local calls, cable tv's in the main living room, separate loft living space and all bedrooms. With such an abundance of space (3800 square feet) this villa is perfect for family groups or groups of friends.

On arriving at the villa, guests will be impressed with the attractive exterior of the villa and double garage for parking. On entering the villa guests will see the well appointed kitchen and light, bright family/dining room. There are 2 master suites with ensuite bathrooms on this floor, all very smart and inviting. Access to the covered patio and east facing pool area equipped with sun loungers is through the family room.

On the second floor there are a further 6 bedrooms including one set up for a special princess with canopy 'Cinderella' bed, 3 luxury bathrooms, the loft space for guests wanting some quiet time and the exciting media/games room complete with games tables. Excited youngsters will no doubt escape here and happy parents will enjoy some peace and quiet!

Villa Greyson is impressively comfortable with 4 king beds, 2 queens and 2 twin bedrooms and is tastefully decorated.



Facilities

Private Pool • Heated Pool • Ideal for Kids • Ideal for Teens • Internet • Air-Con • <1hr to Airport • BBQ • Ground Floor Bed & Bath • Satellite TV • DVD • Cot(s) • High Chair(s) • Golf Nearby • Tennis Nearby • Outdoor Pursuit & Activities

Interior & Grounds

The Villa

Villa Greyson is a spacious modern villa set across two levels with a private terrace and swimming pool. There are 9 bedrooms and 5 bathrooms, accommodating up to 16 guests.

Ground Floor

- Fully equipped open kitchen
- Open plan living and dining room
- Bedroom with king size bed and en-suite bathroom
- Bedroom with two single beds and en-suite bathroom

First Floor

- Living room
- Bedroom with king size bed and en-suite bathroom
- Bedroom with queen size bed
- Bedroom with queen size bed
- Bedroom with queen size bed
- Bedroom with double bed and princess theme
- Bedroom with two single beds and jack-and-jill bathroom
- Bedroom with two single beds and jack-and-jill bathroom
- Bathroom

Exterior Grounds

- Private swimming pool
- Screen terrace with outdoor seating
- Covered area with alfresco dining facilities
- Barbecue

Additional Facilities

- Air conditioning
- Wi-Fi
- Washing machine
- Dryer
- Dishwasher
- Television with DVD player
- Parking
- Safety pool fence



Location & Local Information

Champions Gate

Resort amenities

- Clubhouse
- Waterpark
- Communal pool with private cabanas and poolside bar
- Spa
- Fitness centre
- Tennis & basketball courts, volleyball
- Golf course, National (18 holes) & International (18 holes) courses, designed by Greg Norman

***All amenities are free of charge, except the spa and golf course.

Distances to Theme Parks

- 9.3 miles to Walt Disney World (13 minutes)
- 18.8 miles to Universal Studios (30 minutes)
- 14.8 miles to SeaWorld (23 minutes)
- 15 miles to Discovery Cove (22 minutes)
- 25.9 miles to Legoland (36 minutes)
- 17.9 miles Gatorland (24 minutes)
- 67.7 miles to Kennedy Space Center (1 hour)

(Parking charges may apply)

The Villa

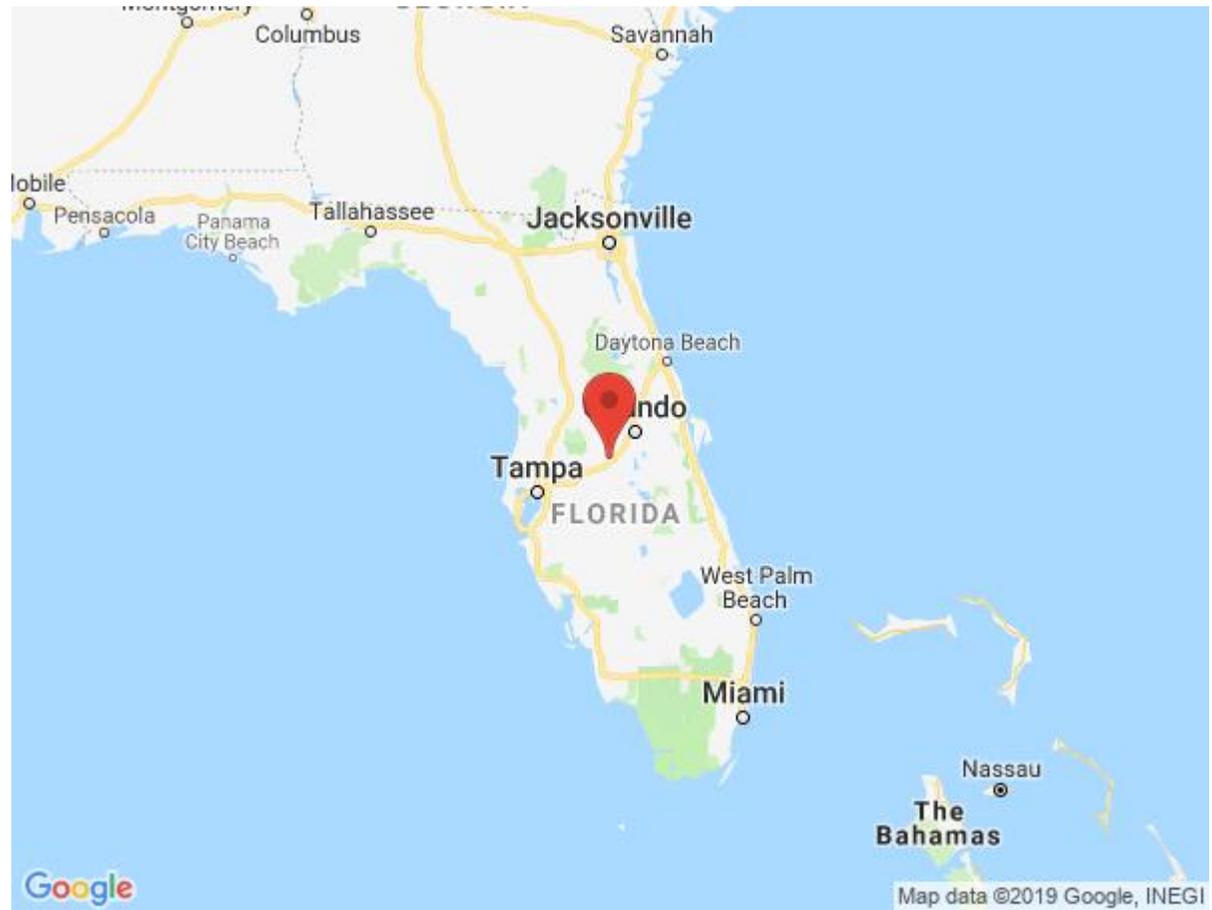
This luxury home is situated in the Retreat at Champions Gate resort in Kissimmee Florida, just 12 miles from Walt Disney World itself but also central to the other famous parks and attractions that Orlando has to offer.

There is plentiful shopping with various outlet centres for those guests wanting time out from the parks if they can indeed pull themselves away!

The resort is only a 30 minute drive from Orlando International Airport on very easy roads/highway 4.

Guests wanting beach access can be sunbathing on the Sunshine States fabulous Atlantic Coast within an hour and within 40 miles you can enjoy the amazing waters of the Gulf Coast. Some guests choose to combine beach holidays with the exhilarating excitement of the adventure parks of Orlando.

For those golf lovers, the Champions Gate Golf Club is onsite. The



International Course is designed around scenic natural wetlands and features long carries, deep pot bunkers, grass topped dunes and larges undulating greens. The National Course features rolling plains, spring fed lakes, bunker protected fairways and greens and small challenging putting surfaces.

Local Amenities

Nearest Airport	Orlando International Airport (30 miles)
Nearest Town/City	Orlando (38 miles)
Nearest Restaurant	Little Greek Fresh Grill (3 miles)
Nearest Beach	Cocoa Beach (79 miles)
Nearest Golf	Champions Gate Golf Club (3 miles)
Nearest Tennis	The Oasis Club at Champions Gate (300 m)
Nearest Supermarket	Publix (3 miles)

Terms & Conditions

- Security deposit: \$89 damage waiver fee is required, to be paid at time of booking
- Arrival time: 4 pm
- Departure time: 10 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?: Bed linen and bath towels are included in the rental price. Please bring your own pool towels.
- Energy costs included?: Yes, included in the rental price
- Internet access?: Yes, included in the rental price
- Minimum stay: 7 nights
- Changeover day: Flexible
- Pets welcome?: Pets are not allowed
- Smoking Allowed?: Smoking and vaping are not permitted
- Pool heating charge?: For those who require pool heating, there will be an additional charge of €189 per week. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures. In particular, the pool heating will not operate in temperatures below 55°F.
- Tax: Tourist tax is included in the rental price
- Insurance: Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, personal belongings, public liability and any accidental damage caused during their stay.
- Other Ts and Cs: High chair and cot available upon request. A supplement may apply.

You'll need prior authorisation to enter the United States, either through a visa, a Permanent Resident Card, or the Visa Waiver Programme. Most passport holders can get an Electronic System for Travel Authorisation (ESTA) through the Visa Waiver Programme, which allows travel to the US for up to 90 days. You should complete an online pre-registration form on the [Electronic System for Travel Authorisation \(ESTA\) website](#), before you travel.