

# Villa Kalamata

Region: Peloponnese **Sleeps:** 6 - 9

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## Overview

Situated to the east of Kalamata city, this 3-bedroom villa enjoys a spectacular ocean outlook and offers ample space for up to six guests. The ideal base for exploring the historical sights of the region, Villa Kalamata makes the most of its stunning location with a private infinity pool and hot tub.

The villa's panoramic sea view is highly visible throughout the property. Large, open spaces surround the pool area, where you have a separate hot tub and a covered area with a summer kitchen, a barbecue and a dining table and chairs.

A spacious lawn area lies just outside the interior living space, accessible by large sliding doors which exhibit the ocean perfectly. Inside you have a comfy sofa and massage chair, another dining space and a traditional-style lounge with a TV, fireplace and antique furnishings. A good-sized kitchen forms part of the same open-plan space, and has a dishwasher, large fridge freezer and everything else you may need.

The villa features three bedrooms – two doubles with direct access to the terrace, and a twin which can be used as a double. An extra-large bathroom with a huge corner bath is a particular treat, and also has a large vanity unit with double sinks and a full-length mirror.

This charming property is within a short drive of the city of Kalamata, one of the most populous areas of the Peloponnese. It's a great place to discover local history, cuisine and culture, with a rich dining scene and regular events taking place each year. The city offers beaches and a relaxed waterfront district as well as shopping and entertainment.

It's also within driving distance of Messini, where you can discover remnants of life as it was in ancient times. Further west is more fascinating ruins at the Palace of Nestor, and the horseshoe-shaped beach of Voidokilia – a particularly scenic and photogenic one.



## Facilities

Modern • Private Pool • Child-Safe Pool • Beach Nearby • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • <1hr to Airport • BBQ • All Bedrooms En-Suite • Satellite TV • Cot(s) • High Chair(s) • Walking/Hiking Paths • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## The Villa

### Ground Floor

- Open-plan living and dining area with outdoor access
- Fully equipped kitchen
- Two double bedrooms
- Twin bedroom (can be made double on request)
- Two bathrooms
- Guest toilet

### Exterior Grounds

- Swimming pool
- Children's pool
- Sun loungers and parasols
- Alfresco dining area
- Barbecue
- Outdoor shower
- Garden

### Additional Facilities

- Air-conditioning
- Washing Machine
- Dishwasher
- Television & local satellite
- Vacuum cleaner
- Iron & Ironing Board
- Toaster
- Espresso machine
- Internet
- Baby cot and high chair on request



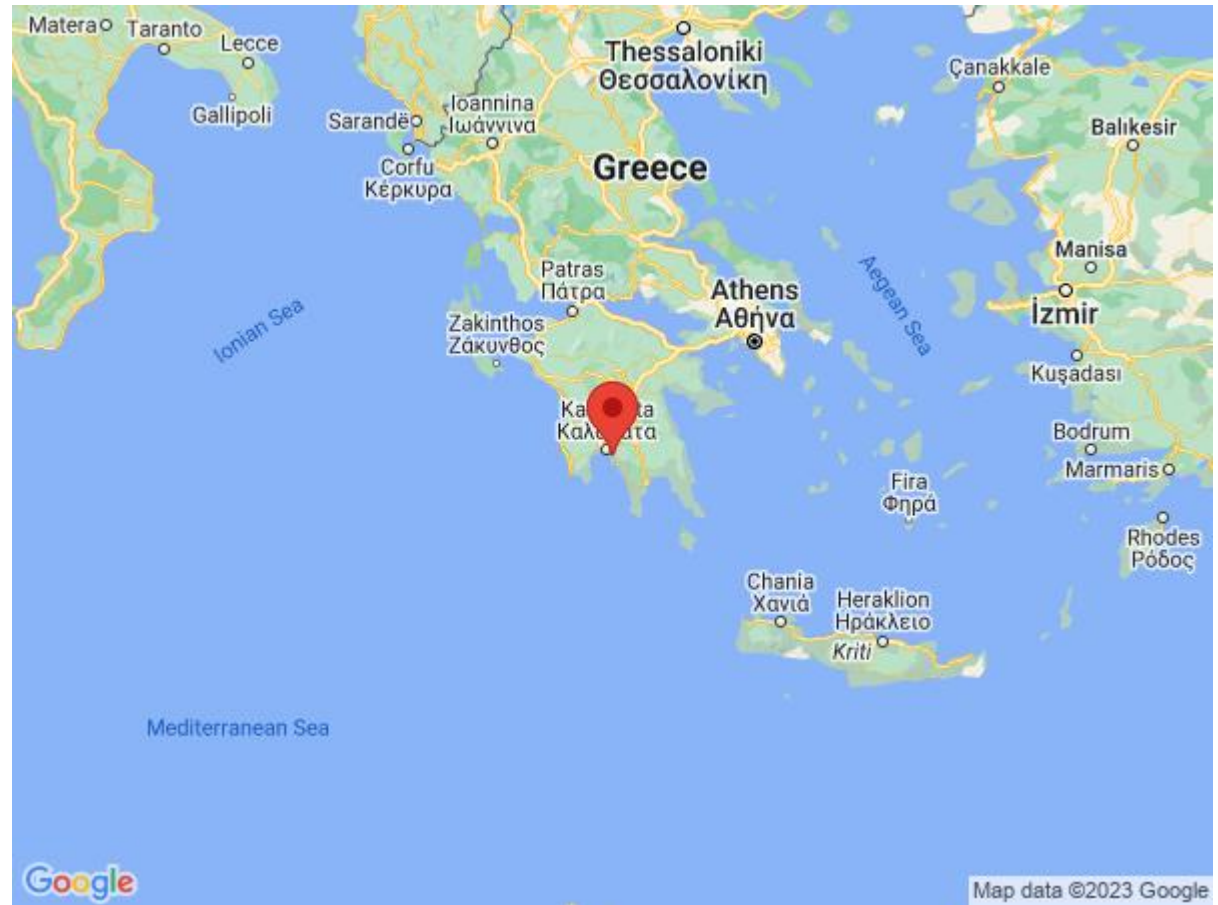
## Location & Local Information

On southern Greece's Costa Navarino, the city of Kalamata is famed for its olive production, but there is much more culinary goodness to discover. The *agora*, or market, is a good place to start, where you can get your hands on fresh, local produce twice a week, and there are many excellent cafés and bakeries serving up the traditional treats of the region. Be sure to try some Greek wine with dinner, too. Kalamata's excellent restaurants will make dining out every night a pleasure.

In July, the acclaimed Kalamata International Dance Festival is a 10-day showcase of contemporary dance, both professional and amateur. For year-round culture, the city's historic quarter has impressive museums of archaeology and traditional Greek costume. When you are done with the town, you can easily head into the mountains or to one of the seaside villages lining the coast.

Around 45 minutes' drive from Kalamata, Ancient Messini's ruins and extensive fortification walls put it on a par with Olympia in the eyes of some. You will find the remains of an amphitheatre and mausoleum there, among other buildings, and these are just some of the historical sights the region has in store for you. Bassae's Temple of Apollo is a fine example of classical architecture, while the Palace of Nestor is an elaborate Mycenaean palace referred to as 'sandy Pylos' in Homer's *Odyssey*, of which Nestor was once king.

Nature lovers can enjoy a visit to the Gialova lagoon, one of Europe's most important wetlands, or Voidokilia Beach. One of the Mediterranean's most beautiful beaches, it is distinctive due to its horseshoe-like shape. The close proximity of the two means you can experience both in one day.



## Local Amenities

Nearest Airport	<b>Kalamata International Airport (19 km)</b>
Nearest Village	<b>Paralia Vergas (2 km)</b>
Nearest Town/City	<b>Kalamata (7.5 km)</b>
Nearest Restaurant	<b>Kastraki Meteoro (800 m)</b>
Nearest Beach	<b>Agrilas Beach (2 km)</b>



Nearest Supermarket

**Supermarket Pantopolio**  
**(2 km)**

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## What we love

- This peaceful villa prides itself on harmony and tranquillity – if the panoramic views of the Messenian Gulf don't calm you, try a bath with essential oils
- The views from the infinity pool are spectacular, and you have a lovely hot tub to try out when the sun sets
- A rustic covered dining area comes with a built-in barbecue and a beautifully lit dining space, ideal for evenings with friends
- This villa is located just a few minutes from Kalamata – as one of the biggest cities in the region, it has plenty going on, including an excellent local food scene

## What you should know...

- A car is recommended to reach Kalamata, around 7km from the villa. There is parking on site and car hire available at Kalamata Airport
- An airport shuttle service is available on request
- There are various steps throughout the villa and outdoor areas
- Please note the villa occupies the ground floor of the building, and the first floor is occupied by the owners, who have their own separate entrance and are happy to help



# Terms & Conditions

- Security deposit: €800 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.
- Arrival time: 3pm
- Departure time: 11am
- 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, bath and pool towels are included in the rental price.
- Energy costs included?: Yes, included in rental price.
- Internet access?: The property has complimentary Wi-fi connection. It is good to note that the speed is dependent on local provider and technical issues may cause reduced speed or cut of service.
- Minimum stay: 7 nights
- Changeover day: Flexible
- Pets welcome?: Not allowed
- Smoking Allowed?: Not permitted
- Tax: 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: Up to 3 extra beds can be added in the villa. The price is €100/person per night