

# Villa Agios

Region: Lefkada Sleeps: 6 - 8

---

## Overview

Overlooking the mesmerising turquoise sea below, Villa Agios is an exquisite pool villa on the verdant Lefkada hillside accommodating up to 8 lucky guests!

On the first floor you'll find a superb living space, benefiting from an open-plan design it ensures you can relax, dine and concoct delicious feasts all whilst enjoying a flowing conversation. A feature fireplace to one corner is impeccably framed by huge double doors either side, leading onto your beautiful balcony and providing spectacular sea views! The fully equipped kitchen ensures you can rustle up every kind of meal, snack and picnic, perfect for enjoying the most stress-free holiday. Pop your feet up as you kick back on the sofas and chat, or even relax in front of the TV after a day of exploring this magnificent island! Each of these elegant bedrooms invites you to enjoy the perfect night's sleep under the dreamy white canopy, with ornate headboards and gorgeous decor. Two of the rooms feature fabulous sofas alongside the beds, ideal for relaxing a little in your private space, and even offering an additional bed for large groups and extra flexibility! Each themed room is beautifully designed down to the last little detail, and promises a luxurious experience for our guests. Direct garden access ensures you can be out in your wonderful garden from the moment you wake. An ensuite bathroom accompanies each room, with a fantastic range of walk-in showers for that fresh, pampered feeling!

Meanwhile for the ultimate luxury, simply step out onto this magnificent terrace, where a dazzling pool greets you, tempting you to dip into its cool depths amid the heat of the day! Around the pool there are fragrant flowers, a large lawn for lounging and entertaining the kids, and several sun beds for soaking up a few rays in between dips, as well as parasols for keeping cool! Just beside it, this fantastic pergola offers some fabulous shade from the sunshine, while beautifully framing the breath-taking views across the Ionian Sea. This is the perfect spot for a little alfresco dining - or else sipping a glass of wine in the early evening, watching the world go by below you!

And all this is only a 15 minute drive from the centre of Lefkada, and the same from the local beach - so you won't have to go far to enjoy the highlights of this superb island!



## Facilities

Modern • Private Pool • Beach Nearby • Ideal for Babies & Toddlers •  
Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • <1hr to Airport  
• BBQ • Safety Deposit Box • Hairdryer • All Bedrooms En-Suite •  
Ground Floor Bed & Bath • Satellite TV • Fenced Grounds • Waterfront •  
Watersports • Rural Location • Walking/Hiking Paths • Wine Tasting •  
Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns &  
Villages • Historical Sites • Seafront

# Interior & Grounds

## The Villa

Villa Agios is in full harmony with the natural environment and offers spectacular views of the Ionian sunset. Elegantly decorated, the property is constructed in a villa maisonette Lefkada style. There are 3 bedrooms and 3 bathrooms, and it can accommodate up to 8 people

### Ground Floor

- Bedroom with double bed, sofa bed, access to the terrace and en-suite shower room
- Bedroom with double bed, sofa bed, access to the terrace and en-suite shower room

### First Floor

- Ample living room with fireplace, satellite TV and access to a balcony
- Open plan dining area for 4 people and access to a balcony
- Fully equipped kitchen
- Bedroom with double bed and en-suite shower room

### Exterior Grounds

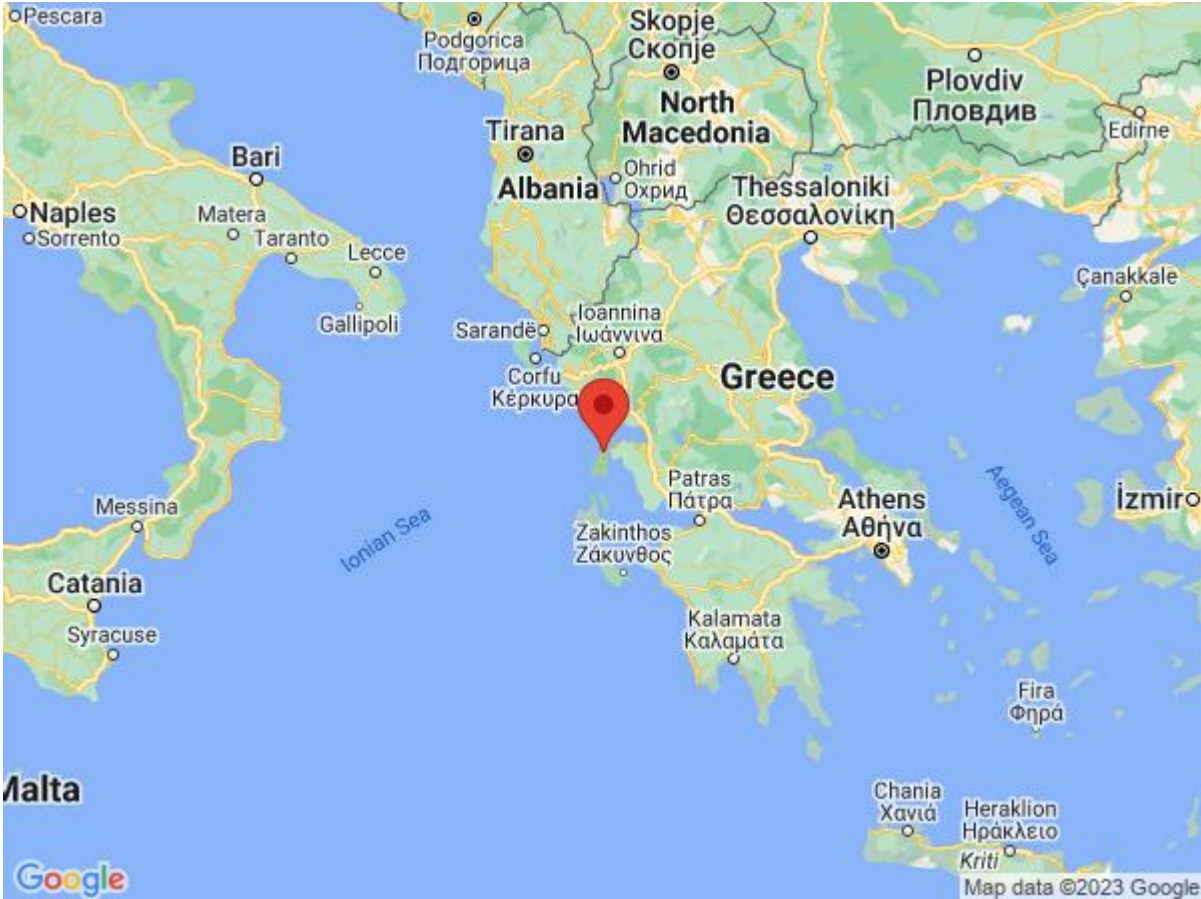
- Private swimming pool (50m<sup>2</sup>)
- Large terrace and garden area
- Outdoor dining
- Various sun loungers
- Garden furniture
- Various parasols
- Sea views
- Jacuzzi

### Additional Facilities

- Wi-Fi
- Air conditioning
- Safe
- Hairdryer
- Toiletries
- Parking



# Location & Local Information



Tucked between Corfu and Kefalonia, Lefkada is one of the gems of the Greek islands, hidden away in the magnificent Ionian Sea.

Tsoukalades village is delightfully tucked in the mountains of the rich, verdant interiors, just a few minutes inland. Stone houses line the few small streets and create a perfect traditional picture among the fragrant pine trees which cascade down to the coast in a stunning sea of green. Take the beautiful forest path from the town down to the stunning Pefkoulia beach for a perfect morning in nature! This rich vegetation is sure to keep you cool on even the hottest summer's day! Recently the village has enjoyed a little more investment as tourism has slowly begun to increase in the area, with just enough amenities to make your stay a breeze, but still embodies the wonderfully quaint aura it's always had.

All around you meanwhile there are more touristic spots if you're after a little more action! Plenty of restaurants, small shops and tavernas can be found in the popular resort of Agios Nikitas, around 12 minutes to the south west, on the coast. And then, of course, just around 15 minutes to the north east, there's the incredible Lefkada Town!

Enjoy the beautiful sights of the colourful buildings and narrow pedestrianised streets of the town, bursting with opportunities for a drink in an atmospheric taverna, or picking up stunning items in the many shops lining the streets. And then there's all the historical gems, like the old temples and churches built in the traditional style, ideal to explore on a sunny afternoon. With a population of less than 10,000, this is perfectly-sized town for exploring without the hustle and bustle of a larger city!

The foodies of the group will adore a stay on Lefkada. Like so much of Greece, the culinary scene is famous for its rich flavours and concoctions of Mediterranean delights. Feta and olive oil are universal, while all kinds of fresh fish, fragrant herbs, in-season fruits and crunchy greens, all found in the back garden of the average Greek, await your enjoyment. And as for drinks, it's got to be Ouzo and Raki, two grape based alcoholic drinks. Be sure to try one or the other in your time on the island, both firm favourites of the locals. And definitely don't miss the local food. It's a whole holiday in itself to try the varied, rich flavours across the island so get stuck in!

Whether in pavement cafes, cosy restaurants or the thriving town squares, the people love nothing more than to enjoy a coffee or an ouzo in the company of the local community. Such a warm, passionate people and such a beautifully sociable country, both young and old will welcome you with open arms in Greece

## Local Amenities

Nearest Airport	<b>Aktion International Airport (27km)</b>
Nearest Ferry Port	<b>Patras Ferry Port (182km)</b>
Nearest Village	<b>Tsoukalades (2km)</b>
Nearest Town/City	<b>Lefkada (7km)</b>
Nearest Restaurant	<b>To Katy Allo (7km)</b>
Nearest Bar/Pub	<b>Varko Summer Bar (7km)</b>
Nearest Supermarket	<b>Super Market Proton (7km)</b>
Nearest Beach	<b>Agios Ioannis Beach (7km)</b>
Nearest Tennis	<b>Lefkada Tennis Club (6km)</b>

## What we love

- Enjoy meal times with jaw-dropping views over the sea and distant islands and the soothing sound of the waves and scents of the sea air at this stunning alfresco table!
- We adore these sumptuous designs throughout, demonstrating an incredible attention to detail and creating a spectacular space for you to enjoy your holiday!
- This magnificent pool has a soothing Jacuzzi effect perfect for relaxing after a day enjoy this exquisite island!

## What you should know...

- There's no handrails on the stairs in the garden so take extra care
- Two extra guests can be accommodated on the sofa beds in two of the bedrooms

# Terms & Conditions

- Security deposit: €200 to be paid on arrival and to be refunded on check-out subject to a damage inspection
- 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, bath and pool towels are included in the rental price.
- Energy costs included?: Yes, included in the rental price.
- Internet access?: Wi-Fi internet access included in rental price.
- Minimum stay: 7 nights
- Changeover day: Saturday and Sunday (can be discussed upon request).
- Pets welcome?: Not allowed.
- Smoking Allowed?: Not permitted.
- Tax: Tourist 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.