

# Villa Tis

Region: Galicia Sleeps: 14 - 22

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## Overview

Nestled on a secluded expanse at the edge of a forest, this expansive villa offers an enchanting retreat with unparalleled views of the picturesque Vea Valley. Perfect for accommodating large groups, the property is divided between a main house and a lower-ground apartment, available for rent individually or together, catering to diverse space needs.

The main house, a beautifully renovated stone farmhouse, exudes rustic charm while embracing modern comfort. Sunlight streams through a double-height window, illuminating the spacious interior. Multiple living areas adorn a single floor, including a cozy central kitchen with exposed stone walls, a convenient island, and modern appliances. Adjacent, a glass-fronted dining area captures breathtaking valley views, making it an ideal spot for entertaining.

Numerous lounges furnished with comfortable sofas provide perfect reading nooks, while a crackling fireplace warms the rooms during winter. Upstairs, five contemporary bedrooms offer stunning landscape views; two boast balconies, and some feature ensuite bathrooms and jacuzzis. Additional sleeping space is provided by sofa beds, accommodating extra guests.

The ground-floor apartment, ensuring privacy, houses two double bedrooms with ensembles, twin-bedded rooms, shared bathrooms, and a fully-equipped kitchen. The villa's natural garden, enveloping the house, invites relaxation. Outdoor furniture on porches and a terrace offer informal settings to savor wine and the valley's panorama. A separate building boasts a grill-barbecue and a covered dining area for up to 40 people, making it ideal for gatherings.

A scenic garden path leads to a natural pool fed by a gentle spring waterfall, creating a tranquil atmosphere amid mountains and olive trees. Hiking trails accessible from the property beckon exploration of Galicia's scenic wonders. This villa promises an unforgettable, secluded experience, blending modern luxury with the serenity of nature, making it an idyllic escape for those seeking both relaxation and adventure.



## Facilities

Villa/House • Modern • Great Value • Private Pool • Ideal for Kids •  
Ideal for Teens • Wi-Fi/Internet • Pets on Request • Cooling Jacuzzi •  
<1hr to Airport • BBQ • Washing Machine • Tumble Dryer • Dishwasher •  
Microwave • Coffee Machine • Hairdryer • Ground Floor Bed & Bath •  
Smart TV • Satellite TV • TV • Working Fireplace/Woodburner • Heating  
• Cot(s) • Parking Space • Watersports • Sailing • Canoeing/Kayaking •  
Rural Location • Walking/Hiking Paths • Wine Tasting • Cycling •  
Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns &  
Villages • Historical Sites • Boat Trips

# Interior & Grounds

## The Villa



#### *Lower Ground Floor (apartment)*

- Fully-equipped kitchen with central island unit, breakfast bar, and large dining table
- Seating area with TV, fireplace, and sofa bed (150 x 190 cm)
- Bedroom with twin beds (90 x 190 cm)
- Bedroom with double bed (150 x 200 cm) and en-suite shower
- Bedroom with double bed (160 x 200 cm) en-suite shower
- Shared shower and toilet

#### *Ground Floor*

- Spacious living and dining room with floor to ceiling windows
- Well-equipped kitchen attached to the main dining area
- Lounge room with comfortable sofas and TV
- Bedroom with twin beds (90 x 190) with ensuite bathroom
- Bedroom with twin beds (90 x 190) with ensuite bathroom

#### *First Floor*

- Bedroom with double bed (160 x 200) and ensuite bathroom with jacuzzi and balcony
- Bedroom with double bed (160 x 200) and ensuite bathroom with jacuzzi and balcony
- Bedroom with double bed (160 x 200)

#### *Exterior Grounds*

- Expansive outdoor space with stunning countryside views
- Private pool (8 x 4 m)
- Playground with swings and trampoline
- Patio with seating
- Separate building with events/dining room, barbecue, and food preparation area

#### **Additional Facilities**

- Wi-Fi connection
- Crib
- Dishwasher
- Microwave
- Washing machine
- Clothes dryer
- Iron & board
- Coffee machine
- Sofa beds
- Private parking

*Tourist License Number: VUT-PO-003509*



## Location & Local Information

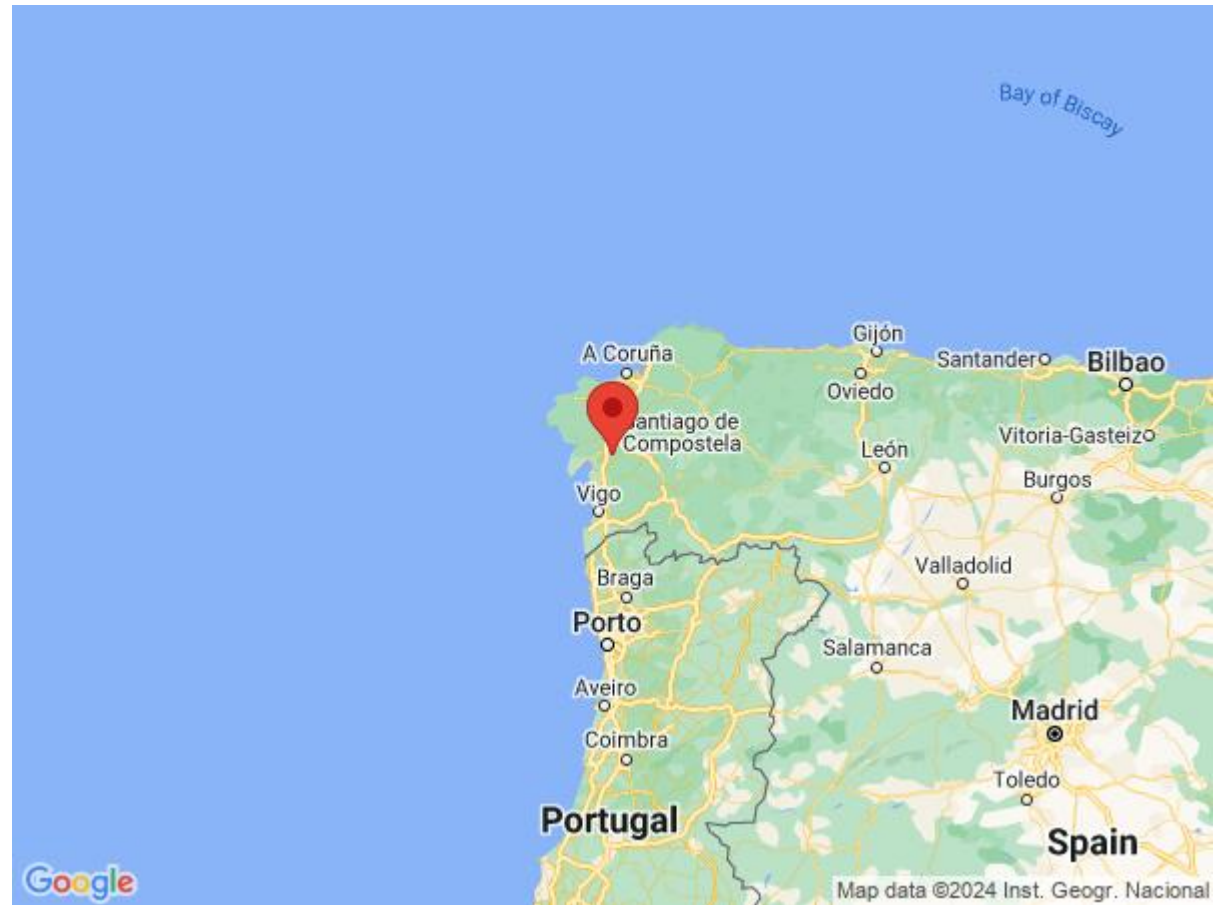
Whilst Villa Tis enjoys a tranquil, totally secluded setting, there are many nearby towns and sites to explore. Known as the 'land of a thousand rivers', Galicia has many secluded inland beaches and natural swimming holes to explore, and the rural surroundings are great for hiking, with a handful of trails leading off from the property with more challenging routes nearby.

Just 20 minutes away, the charming town of Caldas de Reis, next to the Umia River, is well-known for its hot springs. Experience the springs at Acuna Thermal Spa, built in the 19th century, where they offer several therapies and treatments where you can relax and take advantage of the high mineral content said to have many healing properties. Wander around the historic centre to discover the century-old garden and be inspired by the Romanesque architecture forming part of the Way of Saint James leading to Santiago de Compostela.

Reached in less than 30 minutes, you can explore Santiago's stunning architecture and historic streets where pilgrims have met for centuries. The impressive Santiago de Compostela Cathedral was consecrated in 1211 and boasts numerous architectural styles, including Romanesque, Gothic, Baroque, Plateresque and Neoclassical. Uncover more about its history at the adjoining museum, or find a bit of contemporary culture in the Galician Centre for Contemporary Art. Make the most of the many restaurants and cafes, stop for lunch, and sample some delicious local cuisine. With its modest decor, Bodegón Os Concheiros is the perfect place for a taste of Galician classics such as polba á Feira (boiled octopus) or platters of roasted ham and Padrón peppers to share. For a more creative menu, check out O Dezaseis, where they put an imaginative twist on traditional dishes, serving delightful plates from market-fresh produce alongside a more conventional tapas menu.

Alternatively, take a trip down to the charming city of Pontevedra for a less touristic excursion. Positioned at the mouth of the Lerez River and surrounded by hills, you can explore the religious architecture and visit the Ruinas de San Domingos to see the remnants of the Dominican convent and church dating back to the 14th century. The covered market is a great place to browse local stalls and purchase traditional Galician produce. In the centre, the Praza de Ferreria is a lively square full of cafes and restaurants to sit in over a leisurely lunch and enjoy the daily bustle. The homely restaurant Santa Clara is an excellent choice for informal dining, with its traditional interior and delicious homemade cooking of casseroles and rice dishes.

The wonderful beaches of O Salnés are also very accessible. Vilagracia is the nearest spot, whilst just 45 minutes in the car takes you to the long golden sands Praia de Lanzada. Stroll along the lovely beach and dip your toes in the



clear blue sea, or test your abilities on the waves by hiring a wetsuit and surfboard from the local surf school. With plenty of room to spread out and the convenience and public facilities, why not pack a picnic and enjoy a leisurely summer day by the sea with all your guests?

## Local Amenities

Nearest Airport	<b>Santiago Airport (33 km)</b>
Nearest Ferry Port	<b>Port of Vilagarcia de Arousa (30 km)</b>
Nearest Train Station	<b>Pontecesures Train Station (17 km)</b>
Nearest Town	<b>A Estrada (10 km)</b>
Nearest City	<b>Santiago de Compostela (24 km)</b>
Nearest Restaurant	<b>O Quintero (6 km)</b>
Nearest Bar/Pub	<b>O Lar de Vea (2 km)</b>
Nearest Supermarket	<b>Mercadona (9 km)</b>
Nearest Beach	<b>Praia da Concha (30 km)</b>
Nearest Golf	<b>Val de Rois Golf Club (25 km)</b>
Nearest Tennis	<b>O Rial Tennis &amp; Padel Club (35 km)</b>

## What we love

- Located in a secluded spot on the edge of a forest, Villa Tis enjoys a tranquil setting and spectacular view across the valley and surrounding landscape
- The natural pool is a lovely spot for a refreshing dip, and the gentle sound of the waterfall that feeds it creates a peaceful backdrop to enjoy an afternoon siesta
- With its multiple rooms and large outdoor dining area, Villa This is a great place to entertain and host events
- The option of renting a separate apartment means that multiple families can enjoy a holiday together whilst having their own space and routine within the same property

## What you should know...

- This large Villa offers a main house divided into two floors and an additional Apartment on the ground floor. The main house can be rented alone or together with the Apartment at an additional cost. For parties of 15 people or more, the apartment will be required and therefore the price will increase
- The Villa is pet friendly, and the natural setting and easily accessible trails mean that this is a perfect place to bring your favourite four-legged friend
- The secluded setting means that the Villa enjoys total privacy, but we would advise a car to access the necessary amenities and make the most of the surrounding area
- Whilst the Villa is capable of hosting up to 23 people, some of the rooms contain sofa beds

# Terms & Conditions

- Security deposit: €300 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.
- Arrival time: 4 pm.
- Departure time: 10 am.
- Energy costs included?: Yes, included in the rental price.
- Heating costs included?: Yes, included in the rental price.
- Linen & towels included?: Yes, included in the rental price.
- Pool towels included?: Not included.
- 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.
- Internet access?: Wi-Fi internet access included.
- Minimum stay: 7 nights. All other durations upon request.
- Changeover day: Flexible.
- Pets welcome?: On request only and with prior agreement with the owner.
- Smoking Allowed?: Smoking & vaping are not permitted.
- Pool heating charge?: Not available.
- Tax: Tourist tax not applicable.
- Insurance: Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, loss of personal belongings, personal liability and any accidental damage caused during their stay.
- Other Ts and Cs: This large Villa offers a main house divided into two floors and an additional Apartment on the ground floor. The main house can be rented alone or together with the Apartment at an additional cost.

The apartment is included for parties of 15 people or more and there will be an additional cost to cover this.