

Villa Kaparissi

Region: Lefkada **Sleeps:** 10

Overview

Nidri, nestled on the captivating island of Lefkada, offers an enchanting setting for a villa getaway. Villa Kaparissi, perched atop a picturesque hill, boasts unparalleled vistas of the turquoise Ionian waters and surrounding islets. Accommodating up to ten guests, the villa features a charming blend of modern comforts and eclectic furnishings sourced from around the globe.

The property's allure extends outdoors, where sprawling gardens teeming with vibrant flora provide a tranquil retreat. Guests can savour the Mediterranean ambiance while lounging by the 35 sqm heated infinity pool or indulging in the six-seater hot tub. A pool bar offers a tempting spot for pre-dinner libations, complemented by a terrace lounge ideal for sunset cocktails.

Inside, the villa exudes warmth and character, with an open-plan layout showcasing a well-equipped kitchen and inviting living spaces. Four elegantly appointed bedrooms, each with its own en-suite bathroom, ensure utmost comfort, with options for additional sleeping arrangements for young ones.

Moreover, Villa Kaparissi operates sustainably, harnessing solar power to provide eco-friendly amenities such as heated pool facilities and air conditioning. With a plethora of entertainment options, including books, games, and Wi-Fi access, guests can immerse themselves in relaxation and leisure throughout their stay.

* Please note that in order to have access to all five bedrooms, you will need to select 10 guests at the time of booking and pay the higher rate.

Facilities

Watersports • Hairdryer • Seaview • Eco Friendly (Sustainable) • Coffee Machine • Boat Trips • Historical Sites • Recommended • Villa • Washing Machine • Air-Con • Wi-Fi/Internet • Ground Floor Bed & Bath • Walking/Hiking Paths • Rural Location • DVD • Indoor Games • Laptop Friendly Workspace • Cots (Cribs) • Private Pool • Beach Nearby • Modern • Chalet Apartment • Transfers Available • Children's videos/DVDs • Uses solar energy and a fresh water well • Bathroom Toiletries • Heated Pool • Supports the local community (locally owned) • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Hot Tub • <1hr to Airport • Dishwasher • Microwave • Safety Deposit Box • All Bedrooms En-Suite • Satellite TV • Working Fireplace/Woodburner • Heating • Ceiling Fans • Fenced Grounds • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages



Interior & Grounds

The Villa

Villa Kaparissi sits on a hilltop, boasting beautiful views of the island. With its four en-suite bedrooms, it accommodates up to 8 guests. For an extra charge, an additional two guests can make use of the guest cottage, located just 30m from the main villa.

Ground Floor

- Open-plan living and dining area (seats 8) with access to terrace
- Fully equipped kitchen
- Master bedroom with king-size bed, en-suite bathroom and terrace access

First Floor

- Master bedroom with king-size bed, en-suite shower room and private terrace
- Bedroom with king-size bed and en-suite shower room
- Twin bedroom with en-suite bathroom

Lower Ground Floor

- Lounge with bar area

Guest Cottage (30m from the main villa)

- Sitting room
- Kitchenette
- Bedroom with king-size bed and en-suite shower room.

Exterior Grounds

- Private swimming pool (7m x 5m, depth 120 -180cm & heated during the cooler months)
- Hot tub (seating 6)
- Outside lounge with pergola
- Sun loungers
- Poolside shower and toilet
- Barbecue on dining terrace
- Shaded outdoor dining area
- Mediterranean garden

Additional Facilities

- Wi-Fi
- Air-conditioning
- Dishwasher
- Television
- DVD player
- Ceiling fans
- Remote-operated gates
- Books and games
- DVDs
- 2 x baby cots available on request
- Parking

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Location & Local Information

Lefkada is stunning. You will be mesmerised by the Blue Flag beaches, the quintessential pretty Greek villages, the gorgeous unspoilt countryside brimming with olive groves, lush pine and cypress forests, beautiful waterfalls and 1000 metre mountain peaks. With moreish ouzo, delicious local wines, knock-out beaches and an impressive dining scene, it is surprising that Lefkada remains under the radar and more of a special secret.

Lefkada is connected to the mainland by a long causeway and floating bridge and is an easy drive from Preveza airport. The island is well-known for its beautiful beaches, impressive coves and turquoise waters. Among the most beautiful are Egremni, Kathisma, and the endearing Porto Katsiki, which is loved for its golden sands and fascinating landscape.

Nidri is the largest of the tourist towns, and Nikiana is the second. Nidri and Sivota are favourites with yacht charter firms. Island hopping is very easy and enjoyable. You can take excursion boats to the local islets and the secluded coastal bays of Lefkada or the ferries to Ithaca and Kefalonia. The west coast of Lefkada is for the more adventurous with its rugged cliffs and rocky shores. Vassiliki, in the south, is a world-class windsurfing centre. The pretty Geni peninsula is a 15-minute drive around the bay from Nidri or a 5-minute crossing by boat. Geni village is a friendly, traditional fishing village with several charming waterfront tavernas.

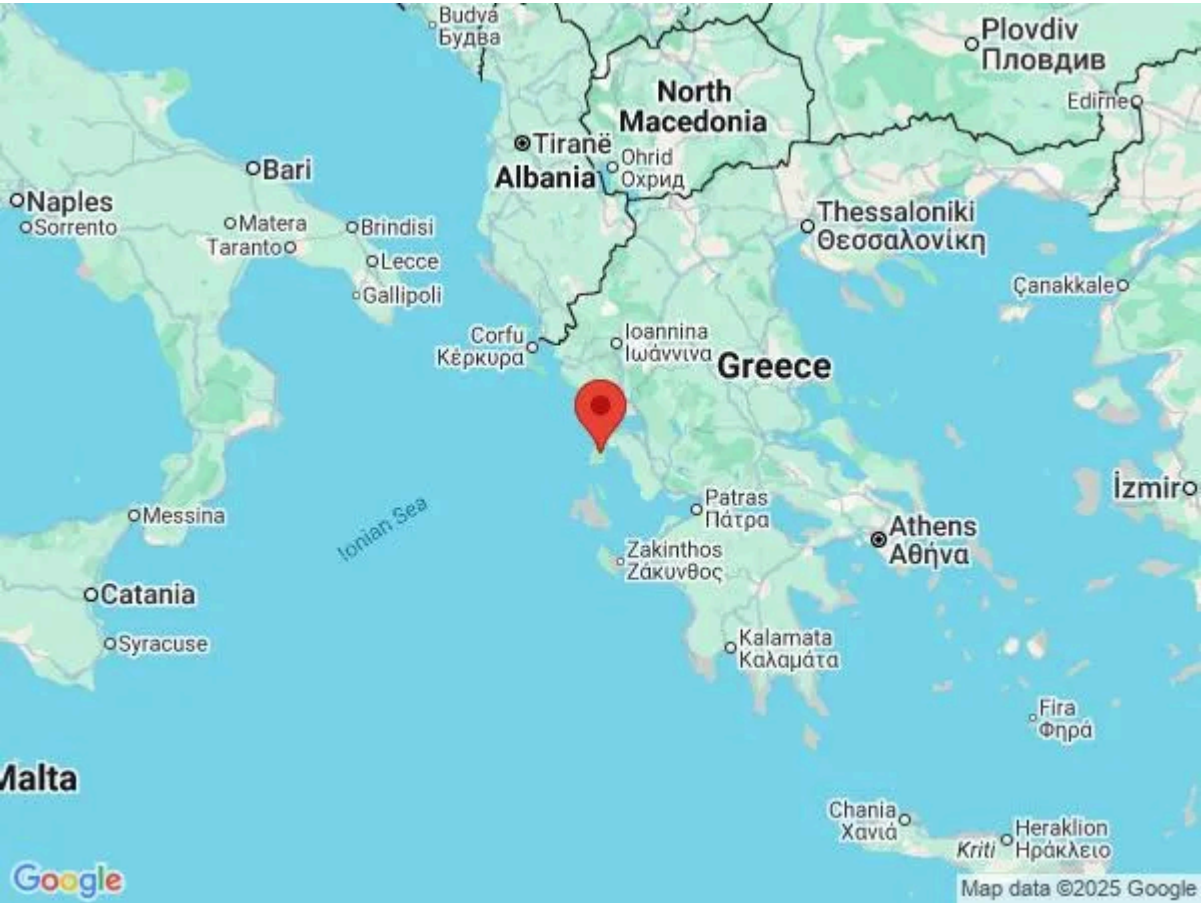
You will want to discover some of the mountain villages while staying on Lefkada. Karya is lovely with its central square full of taverna tables under the shade of a vast plant tree. You can enjoy the local Karysaniki embroidery, once a vital part of the national dress. North-east of Karya and surrounded by towering cypress, mountain scenery and craggy cliffs is Lazarata. There are two notable churches, Agios Dionissis and Agios Spiridonas. Lazarata is a great place for a stroll to enjoy the neat vineyards, olive groves, citrus plantations and the red-roofed houses.

A picturesque hiking route from Nidri takes you to the stunning Dimosari Waterfalls, a little paradise of lush greenery that's perfect for a refreshing dip on a hot day. The water is very cold though so be prepared!

The pretty, whitewashed church of Agios Ioannis Antzoussis dates back to the 16th century and is one of the oldest churches in Lefkada. There are some fascinating archaeological, historical and cultural sites to visit on this very special island. Wine lovers will enjoy Lefkada Earth, the home of some fine local wines. You can combine this stop with a fresh seafood lunch overlooking the brilliant blue waters at Sivota or Vasiliki.

Local Amenities

Nearest Airport	Aktion International Airport (41 km)
Nearest Town/City	Lefkada (22 km)



Nearest Village	Nydri (6 km)
Nearest Restaurant	Kato Rahoula Nouvell Restaurant (4 km)
Nearest Beach	Nydri Beach (7 km)
Nearest Supermarket	Nydri Supermarket (7 km)

What we love

- Villa Kaparissi is located in a fabulous, privileged hillside position with spectacular, panoramic views
- The gardens of the villa are beautiful and a wonderful spot for some delicious alfresco dining
- Lefkada is a gorgeous leafy island. You must not miss the local waterfalls and the delightful mountain villages
- Enjoy the outside spaces and sit and chill, enjoying the amazing seaview
- There are several wineries on Lefkada where you can enjoy the delicious local wines. You can visit Lefkada Earth Winery and Lefkaditiki Gi Winery, and when you have had enough of the wine tasting you can move onto ouzo!

What you should know...

- One of the bedrooms is located on the ground floor so is ideal if you have any guests that are less mobile
- If you enjoy hiking there are some spectacular trails you can take, enjoying the mountains and the fantastic views

Terms & Conditions

- **Security deposit:** €250 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection
- **Arrival time:** 4pm
- **Departure time:** 10am
- **Energy costs included?:** Yes, included in rental price
- **Linen & towels included?:** Bed linen, bath and pool towels are included in the rental price
- **Pets welcome?:** Not allowed
- **Other Ts and Cs:** Two cots for babies / fold up beds for younger children are available on request
- **Changeover day:** Generally Sunday, but some flexibility outside of July and August, please enquire
- **End of stay cleaning available?:** 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
- **Smoking Allowed?:** Not permitted inside the house. Allowed in the outside areas please use the ashtrays provided
- **Minimum stay:** 7 nights during July and August, 5 nights the remainder of the year
- **Heating costs included?:** Yes, included in rental price
- **Pool heating charge?:** Pool heating is included in the price during the cooler months. The approximate dates for heating are April 24th - 14th June and Sept 15th - Oct 31st. Please enquire at the time of booking if pool heating will be available during your stay. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures
- **Tax:** Included in the 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

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The Greek government requires owners to collect a Tourist Climate Tax, your property manager will collect this in cash:

March-October €15 per night per unit

November-February €4 per night per unit