Villa Aella

Region: Halkidiki **Sleeps:** 8

Overview

Welcome to Villa Aella, a wonderful, contemporary villa recently built next to the sea on the peninsula of Sithonia in Halkidiki. Located in Elia Nikiti, guests staying at this pristine, four bedroom villa enjoy breathtaking views of the pine and olive tree sprinkled Mount Athos of Sithonia and the glistening turquoise waters of the Aegean Sea. With gorgeous open plan living space, fabulous outside space and a private resort beach, guests quickly relax surrounded by a natural landscape of outstanding beauty. This prestigious resort offers an excellent range of high-end services including babysitting, wellness therapists, excursions, private chefs and pretty much anything else that will make your holiday even more memorable.

Halkidiki is a fabulous holiday destination in Northern Greece. Its famous three legs, Kassandra, Sithonia and Athos, offer a dramatic landscape with mountains heavy with flowering gorse and the gorgeous scents of pine plunging down to sandy coves. Sithonia is quieter than Kassandra and boasts picturesque harbours, olive groves, green lush forest and golden beaches. Access to the Athos penininsula stops at the village of Uranupolis, which is the border before Mount Athos. As well as being famous for its beaches and nightlife, Halkidiki is famous for it archaeological sites and its historical, cultural and religious interests. Dating back to the Byzantine period, Elia Nikitis is a delightful coastal village between Nikiti and Neos Marmaras.

Villa Aella enjoys modern, minimalist design, contemporary furnishings and some wonderful design features. Its architecture is all straight lines and mostly white render. Set within gorgeous gardens full of aromatic herbs including lavender and rosemary, its ambience is serene and peaceful. At the rear of the three luxury villas there are ancient olive trees, some of the oldest in

Sithonia and estimated to be over one thousand years old. There are also the ruins of an early Christian church.

Villa Aella is built over three storeys with four bedrooms, four bathrooms and delightful living space, ideal for families or groups of friends. The semi-basement sleeping area is very cool during the hot summer months and is drowned in natural light through the very large windows that look out to your private garden. It is home to three gorgeous bedrooms, all modern and super cool. There is a sleek, stylish bathroom for each bedroom. The ground floor is home to an open plan living space with a trendy kitchen, a charming dining area and a cool, minimalist lounge area. The kitchen features all the appliances that you could possibly need for your self-catering holiday including a Nespresso coffee machine and a sociable island. A modern corner sofa looks out to the garden, pool and the sea and is also perfectly positioned to enjoy the smart television.

A contemporary spiral staircase takes you upstairs to the impressive master bedroom suite. It is a fantastic space with a wall of glass opening to a huge balcony with stunning views of the Toronean Gulf with the island of Kelyfos, across the Kassandra peninsula and over to the dramatic peaks of Mount Olympus. The master suite is ultra cool with a beautifully dressed kingsize bed, the mattress being a luxury Candia handmade, hypoallergic one, just like the other beds. The in-room bathroom is an added plus, coming with fluffy towels, bathrobes and slippers. You may have to draw straws for the master bedroom suite!

If anything, Villa Aella only gets better outside. With a gorgeous terrace, beautiful garden and perfect pool, you will feel refreshed and blessed, listening to the gentle waves of the sea. A covered pergola surrounds the villa offering shade in your exquisite alfresco dining and lounging area. The pool is surrounded by lush lawn, paving, a wooden deck and quality loungers. An ancient olive tree sits just by the pool and the sea sits at the end, enticing you over. The private rocky beach is shared by all three villas and is 15 metres long. It offers the ultimate in relaxation, simplicity and exceptional beauty. Gorgeous

wooden sun loungers and beach tents are provided.

The managers of the resort are happy to organise yacht rental so that you can explore the landscape of Halkidiki, private yoga and pilates lessons in the comfort of your villa, private chefs, childcare and excursions.

Facilities

Villa • Air-Con • Recommended • Private Pool • Walking/Hiking Paths • Ideal for Kids • Ideal for Teens • Walk to Beach • All Bedrooms En-Suite • Instagrammable • Modern • Parking Space • Wi-Fi/Internet • Seaview • Outstanding Landscapes • Coffee Machine • Outdoor Pursuit & Activities • Hairdryer • Tourist Towns & Villages • Laptop Friendly Workspace • Microwave • Safety Deposit Box • Smart TV • Heating • Yoga Classes Available • Transfers Available

Interior & Grounds

The Villa

Villa Aella is a contemporary 4-bedroom villa sleeping 8 guests, located on the stunning coastline of the peninsula of Sithonia, in Halkidiki.

Lower Ground Floor
- Double bedroom
- Twin bedroom
- Shared bathroom

Ground Floor
- Open-plan living & dining area with terrace access
- Fully-equipped kitchen
- Double bedroom suite with ensuite and terrace access

First Floor
- Master suite with double bed, balcony access, in-room shower and en-suite facilities

Exterior Grounds
- Private swimming pool
- Terrace
- Dining facilities
- Private garden
- Access to private stone beach *(shared with neighbouring villas, Villa Brosia (https://www.oliverstravels.com/greece/halkidiki/villa-brosia/) & Villa Callia (https://www.oliverstravels.com/greece/halkidiki/villa-callia/))*

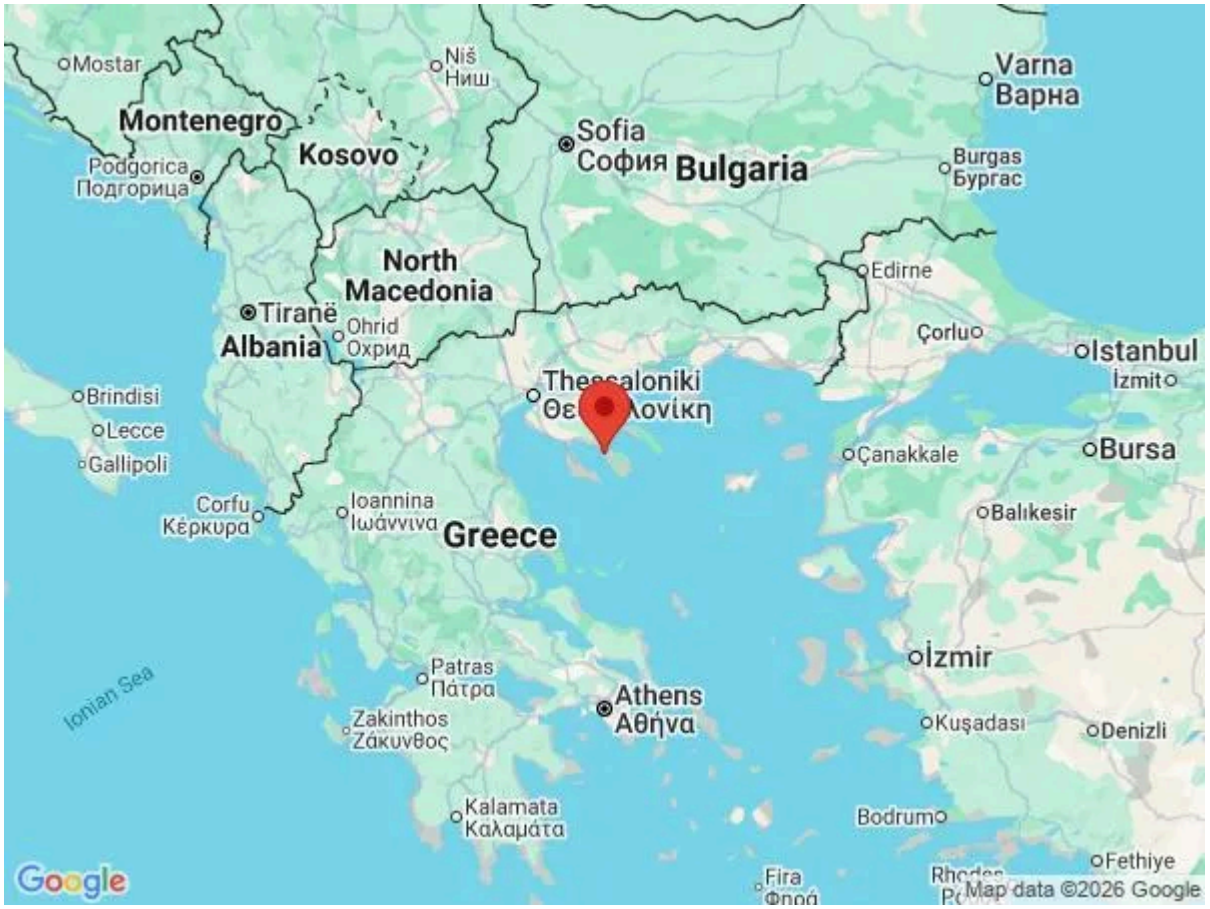
Additional Facilities
- Wi-Fi
- Air conditioning
- Smart TV
- Nespresso coffee machine
- Bathrobes & slippers
- Hairdryer
- Iron
- Safe box
- Parking

Location & Local Information

Villa Aella is located in the peaceful seaside village of Elia Nikitis on the Sithonia peninsula of Halkidiki. It is 12km south of the ancient settlement of Nikiti and the resort town of Neos Marmaras. It is within easy reach of the wonderful Sithonia beaches of Akti Elias, Lagomandra, Akti Koviou, Spathies and Ai Giannis.

Also located on the Sithonia peninsula is one of Halkidiki's hidden gems, Vourvourou Bay with its fabulous restaurants, beach and entertainment. A cruise will take you around Diaporos Island, stopping at Kryfto, a hidden bay and Galazia Nera, a narrow pass between Diaporos and Agios Isidoros where you can enjoy a swim stop in the shallow, warm, turquoise water. A cruise around the Athos peninsula helps you to discover one of Orthodox Christianity's most important spiritual centres, Mouth Athos which has been around since 1054. The impressive monasteries have remained unchanged since Byzantine times. Guests can visit the birthplace of Aristotle on another tour to Aristotle Park, admiring the statue of the ancient Greek philosopher. The trip also takes you to the village of Arnea, home to Macedonian architecture, tavernas and one of the more important historical sites. The Royal Tomb of Phillip the Second, King of Macedon and father of Alexander the Great is situated at the the foothills of Mount Pierra, one of Greece's most important archaeological discoveries.

Guests also enjoy a cultural excursion to Thessaloniki 90km away. This second largest city of Greece enjoys a long, fascinating history of almost 2500 years. You can discover its cultures, religions and diverse history at the Archaeological Museum, the Byzantine Museum, the Jewish Museum and the Ataturk Mseum. The Macedonian Museum of Contemporary Art will appeal to art lovers and there are plenty of treats for children. Thessaloniki also appeals to foodies with its excellent food markets and street food. Shopping trips can be enjoyed at the Mediterranean Cosmos Shopping Mall or the label laden boutiques in Thessaloniki's centre. Thessaloniki's main attractions include the White Tower, Aristoltelous Square,



Kamara, Rotunda and Galerian complex, the Ancient Market, the Port and the Ladadika district.

There are so many fabulous beaches to discover in Halkidiki, many surrounded by olive groves and enjoying the scent of pine trees. Some of the regions special wonders include Ouranoupolis Beach, Ammouliani Island, Alykes, St. George, Megali Ammos, Tigani and Karagatsia. Ouranoupolis boasts a small fishing harbour with the allure and mystery of Mouth Athos in the background. The Byzantine Tower of Ouranoupolis, the ruins of Zigou Abbey, the oldest monastery, the canal of Xerxes are all waiting to be discovered as well as the most heavenly of beaches.

Pefkochori is a bustling seaside resort on the gorgeous Kassandra peninsula. Its whitewashed houses are beautifully decorated with flowers and the main street is brimming with restaurants, cafes, beach bars and shops. Visitors enjoy strolling through the old town of Pefkochori to the tiny village square with its church, fountain and coffee shop where many locals gather. Colourful boats are moored at the pier taking tourists on wonderful excursions. Just outside of the village, you will discover more beautiful beaches including Kanapitsa, Chrisi Akti, Alonaki and Chrouso. A little further away, you can visit Paliouri where there are some famous beach bars, Navagos and Koursaros. The most lively place on Kassandra is Kallithea, surrounded by a beautiful pine forest. You will find gold shops, fur shops, clothing boutiques, supermarkets and plenty of eateries. Kallithea is the ultimate choice for a wild, party evening. It attracts the best DJ's of Northern Greece. You will hear Buzuki music and might even catch a glimpse of a strip show. In the centre of the town you will find the Russian style Church of St. Panteleimon and an archaeological site where the Temple of Dionysus, the Nymphs and part of Ammon Zeus have been excavated.

Local Amenities

Nearest Airport	**Thessaloniki Airport (98.9km)**

Nearest Town/City	**Neos Marmaras (9km)**
Nearest Village	**Nikiti (12.2km)**
Nearest Restaurant	**Mpoukadoura Restaurant (1.1km)**
Nearest Supermarket	**Mini Market Lagomandra (2.8km)**
Nearest Beach	**Private stone beach (shared with two neighbouring villas) (100m)**

What we love

- Villa Aella enjoys a stunning seafront position with fabulous views, gorgeous outside space and direct access to a small rocky private beach
- The villa is beautifully presented with minimalistic design, trendy furnishings and the best fittings
- The location is fabulous. You can explore Halkidiki and its amazing landscapes and head off to Thessaloniki for some retail therapy and a fabulous cultural experience
- 14 day plus stays receive complimentary breakfast baskets
- If you are working during your stay the villa has basic office equipment
- The resort offers you the option of group yoga experiences

What you should know...

- The villa is one of three on this wonderful small resort, enjoy its private beach, fabulous olive trees and even some ruins
- The master bedroom suite is absolutely fabulous. You may have to draw straws for it!

Terms & Conditions

- **Security deposit:** There is no security deposit, but should there be any damage or loss caused by you or your guests during your stay you will be liable for the cost.

- **Arrival time:** 15.00

- **Departure time:** 10.00

- **Energy costs included?:** Yes, included in the rental price

- **Linen & towels included?:** Yes, included in the rental price

- **Pets welcome?:** No pets

- **Changeover day:** Flexible

- **End of stay cleaning:** Standard changeover clean included in the price. 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?:** No smoking

- **Minimum stay:** July and August 5 Nights, June and September 4 nights. For the rest of the season 3-4 nights

- **Pool heating charge?:** Heated pool for €350 per week

- **Internet access?:** Complimentary Wi-Fi internet access included in rental price. It is good to note that the speed is dependent on local provider and technical issues may cause reduced speed or cut of service.

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