Moradia Carregueira

Region: Comporta **Sleeps:** 6

Overview

Moradia Carregueira is the kind of holiday villa you fall in love with! Located among the glitz and glamour of Carvalhal, with bustling restaurants, designer shops and seafront restaurants on your doorstep, the villa itself offers complete calm and tranquillity, giving you the best of both. With outdoor activities, serene beaches and surfing coves, there is so much to see and do in this area, as well as succumbing to the villa's alluring charms to rest and restore among the palm-lined grounds.

This beautiful, stylish property has been carefully designed, blending charm and character with the natural surroundings, all with a clever design eye. Think exposed beams mixed with contemporary artworks and polished concrete worktops alongside cosy, homey features.

The entire villa is bright and airy, with large glass doors that can be left open, shrinking the barriers between the interior and exterior spaces. Although separate, the main living spaces all link together through open doorways and bright halls. The kitchen, with its large island, feels social, with plenty of room to cook up some inspired dishes. There is a large dining room where you can all chat and laugh together, sharing stories and adventures across the table. The cosy lounge space is perfect for kids to escape or for more intimate evenings as a family, playing games and watching movies.

The villa's three bedrooms are all individually designed, blending neutral tones with splashes of colour and intriguing artwork. With three bathrooms, everyone can enjoy their own privacy, taking all important moments to reflect and recharge, ready to enjoy quality time together.

Outside, the remarkable atmosphere and unique living spaces continue. The designer swimming pool sits nestled









among the palm trees, so you can swim whilst gaze out across the treetops, fully relaxing. The terrace is adorned with sun beds and seating areas for alfresco living. Be it breakfasts in the morning sun or cocktails under the star-lit sky, there is always a sense of magic among the grounds of Moradia Carregueira.

Facilities

Eco Friendly (Sustainable) • <1hr to Airport • Walking/Hiking Paths • Recommended • Private Pool • Ideal for Kids • Has Discount • Ideal for Teens • Wow Factor • Chef/Cook Available • Has Offer • Special Offer • All Bedrooms En-Suite • Beach Nearby • Saltwater Pool • Ground Floor Bed & Bath • Wi-Fi/Internet • Rural Location • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Satellite TV • Yoga Classes Available • Transfers Available • Ideal for Babies & Toddlers

Interior & Grounds

The Villa

Unique and luxurious are two words that describe Moradia Cerregueria perfectly. With elegant design choices and one-of-a-kind outdoor spaces, the home promises an indulgent and relaxing retreat that any group will love.

Ground Floor
- Ample living room with comfortable seating, satellite TV, fireplace and access to the terrace
- Separated dining area for 8 people and access to the terrace
- Well equipped kitchen with central island and access to the garden
- Library with comfortable seating and access to the garden
- Bedroom with double bed, access to the terrace and en-suite shower room
- Bedroom with double bed, access to the terrace and en-suite shower room
- Bedroom with two single beds and en-suite shower room

Exterior Grounds
- Private saltwater swimming pool
- Large terrace and garden area
- Covered terrace
- Various sun loungers
- Outdoor dining
- Garden furniture
- Street parking

Additional Facilities
- Wi-Fi connection
- Hair dryer
- Washing machine
- Dishwasher









Location & Local Information

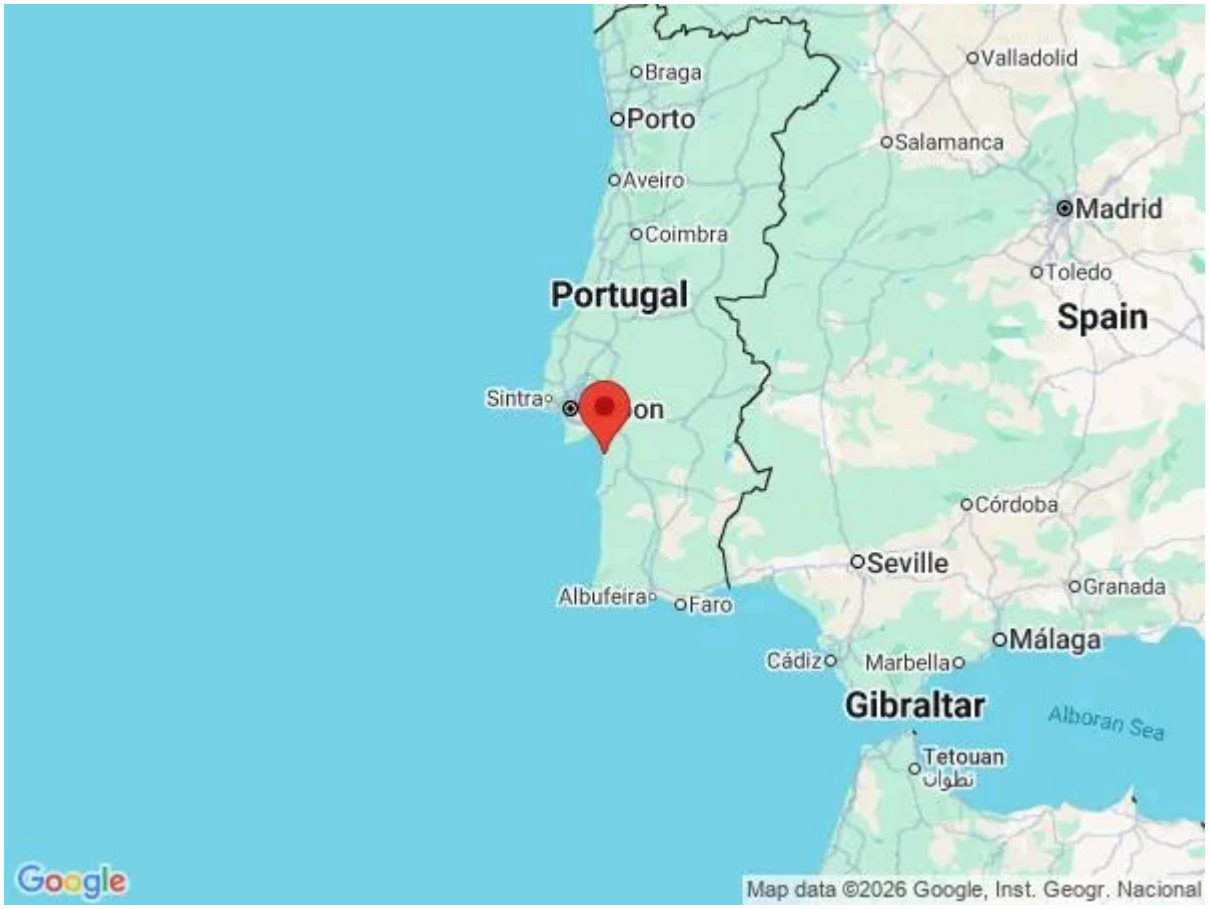
The best of both worlds, Moradia Carregueira, sits just a short walk from the beaches and the glitz and glamour of Carvahal village, yet from the moment you step foot within the property grounds, there is a sense of complete privacy and tranquillity. Carvalhal is one of the seven villages that make up Herdade da Comporta, ideally positioned for exploring this vibrant coast. From the hustle and bustle of Lisbon to the quiet of the surfing coves, there is something for everyone to enjoy.

Carvalhal certainly offers no shortage of restaurants, varying from intimate hideaways to polished beachside eateries. Designer shops, antique stores and cafes line the streets, so you can meander around, soaking in the atmosphere of this lovely village. There are two gorgeous beaches, Praia do Carvalhal and Praia do Pego, both of which you can walk to from the villa's front door.

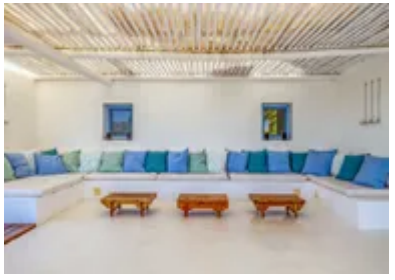
When it comes to outdoor activities, the list is vast and varied. For golf lovers, Comporta is the place for you; the fantastic Comporta Dunes course was designed by David McLay Kidd within a stunning terrain of pine forest and sand dunes close to Pego beach. Troia championship golf course is also nearby, designed by the famous golf architect Robert Trent Jones. For budding surfers, Comporta's magnificent surfing beaches boast two surf schools which offer courses for all ages and levels. If your muscles are worn out after all of that, then you can enjoy some special treatments and indulgences at the wonderful Spa Oryza.

Comporta itself is located at the base of the Troia peninsula and at the side of the Sado estuary. A hive of agricultural production with rice fields and vineyards producing some delicious white, red and rose wines, Comporta's rich history dating back to the Roman Empire still feels woven into its current trades. Comporta offers an endless list of activities, including horse riding, fishing, hunting, sailing, bird watching and cycling.

Of course, we must recommend a day trip or overnight









stay in Lisbon easily reached within a 75-minute drive. Food, music, wine and history all knit their way around the hilly, cobbled streets of this vibrant city, promising adventure to all that explore it.

Local Amenities

Nearest Airport	**Lisbon Airport (123 km)**
Nearest Bar/Pub	**Acustico Bar (5 km)**
Nearest Beach	**Brejos Beach (3 km)**
Nearest Ferry Port	**Troia Ferry Port (20 km)**
Nearest Restaurant	**Gloria Restaurante (750 m)**
Nearest Town/City	**Comporta (8 km)**
Nearest Village	**Brejos de Cerregueira de Baixo (2 km)**
Nearest Supermarket	**Minimercado Matias Carvalhal (5 km)**

What we love

- The designer swimming pool, surrounded by luscious trees, is an indulgence that you need!
- Immaculately designed and styled, the unique living spaces stretch from the interiors and into the grounds, creating a sublime atmosphere
- Located within walking distance of the beach, restaurants and shops, the location is ideal

What you should know...

- The swimming pool is a saltwater pool
- Cots, highchairs, bikes and more can be provided for an extra fee; please enquire when booking
- Whilst the property is well suited to children, there is no fence around the pool and a few steps around the grounds, so young kids will need supervision

Terms & Conditions

- **Security deposit:** €2,000 charged to the client's credit card as a pre-authorisation at least 2 weeks prior to arrival and refunded two weeks after departure, subject to a full inspection.

- **Arrival time:** 4 pm, late check-in after 8 pm will have a fee of €30 to be paid on arrival.

- **Departure time:** 10 am

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

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

- **Pets welcome?:** Not allowed.

- **Other Ts and Cs:** Other services can be contracted at the following rates:
 - 3-hour extra cleaning €60 per day €420 per week
 - Buggy Can-Am Traxter HD10 please enquire
 - Cot €8 per day €56 per week
 - High Chair €6 per day €42 per week
 - Private Chef, please enquire, subject to availability

- **Changeover day:** Saturday during peak season.

- **End of stay cleaning:** Extra €250, payable to Oliver's Travels with the balance payment. 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?:** Smoking & Vaping are not permitted.

- **Minimum stay:** 7 nights during July & August.
 5 nights during all other periods.

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

- **Pool heating charge?:** Not available on this property.

- **Tax:** Tourist tax not applicable.

- **Internet access?:** Wi-Fi internet access included.

- **Pool towels included?:** Yes, included in the rental price.