# Moradia Freguesia

**Region:** Calheta **Sleeps:** 6

## Overview

A modern and expansive villa based just a short distance away from the beating heart of Calheta, Moradia Freguesia offers an unbelievable sense of style and class for guests to enjoy. As you approach the exterior of this property, you will be taken aback by the opulent nature of the swimming pool that resides in the centre of the grounds. The pool is set within a sleek, open terrace, with surrounding greenery and palm trees adding a touch of natural shade while maintaining a bright, sun-filled atmosphere. Guests can also revel in a collection of stunning outdoor terraces, allowing them to indulge in a refreshing glass of wine as they bask in the awe-inspiring views that sit in the distance.

Inside, this property is teeming with an assortment of stylish decors, allowing guests to truly appreciate the contemporary themes and design seen throughout this impeccable holiday home. The living area is characterised by a large white sofa that has more than enough space for guests to relax comfortably. As such, guests can use this space to its fullest potential, enjoying a classic family movie night using the flatscreen TV located at the back of the room. Moving on to the dining area, this space also adheres to an incredibly chic theme. By making good use of a glass-topped table and slim chairs, guests can now enjoy their daily meals in this deeply attractive and communal environment. The kitchen within this property is nothing short of pure perfection, presenting a wealth of pure white cupboards and surfaces for guests to use in whichever way they please. Thus, guests are free to prepare and serve an assortment of divine meals that the whole family is sure to love.

Moradia Freguesia is also home to three extraordinary bedrooms, each of which follows a unique sense of style and character. The first and second bedrooms both









contain a considerable double bed that has been fitted with an exceptional set of linens. As such, guests are sure to achieve a tranquil night's sleep throughout the duration of their stay. The third bedroom hosts a pair of single beds, making it ideal for two small children or for a couple who prefers to sleep separately.

## Facilities

Air-Con • Fishing • Surfing • Villa • Wellness • Private Pool • Boat Trips • Paragliding • Scuba Diving • <1hr to Airport • Ideal for Kids • Walking/Hiking Paths • Special Offer • Has Offer • Has Discount • Ideal for Teens • Heated Pool • Cots (Cribs) • Beach Nearby • All Bedrooms En-Suite • Modern • Ground Floor Bed & Bath • Parking Space • Wi-Fi/Internet • Seaview • Outstanding Landscapes • Coffee Machine • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Table Tennis • Games Room • Gym/Fitness Room • Microwave • Table Football • Ideal for Babies & Toddlers • High Chair(s)

# Interior & Grounds

## The Villa

A modern and expansive villa based just a short distance away from the beating heart of Calheta, Moradia Freguesia offers an unbelievable sense of style and class for guests to enjoy.

*Lower Ground Floor*
- Laundry room with washing machine and tumble dryer
- Guest toilet
- Garage

*Ground Floor*
- Ample living room with comfortable seating, TV and access to a terrace
- Open plan dining area for 6 people and access to a terrace
- Well equipped kitchen with breakfast bar
- Guest toilet
- Bedroom with double bed, access to a terrace and en-suite shower room
- Bedroom with double bed, access to the pool area and en-suite shower room
- Bedroom with two single beds, access to the pool area and en-suite shower room

*Exterior Grounds*
- Private heated swimming pool
- Ample terrace area
- Covered terrace
- Various sun loungers
- Outdoor dining
- Garden furniture
- Private parking
- Barbecue

**Additional Facilities**
- Wi-Fi connection
- Washing machine
- Cot and high chair
- Air conditioning
- Coffee machine

Tourist Registration Number: 131924/AL









# Location & Local Information

Moradia Freguesia is situated just a 10-minute drive away from the centre of Calheta, ensuring that guests can explore the region's catalogue of landmarks with ease and simplicity. Together with its intrinsic history and vibrant culture, this region is also well-recognised for its agricultural sector. The Sugar Cane Mill and Museum is a perfect attraction to visit if you wish to learn more about this pivotal crop and the citizens that help to produce it at scale. Here, you will have the chance to marvel at an assortment of integral machinery and artefacts, broadening your understanding of the traditional art of farming. This museum also hosts a plethora of exhibitions, all of which have been translated into a collection of languages such as English, Portuguese, and French, making it a suitable day out for foreign tourists. The Sugar Cane Mill and Museum is based just over 5 minutes away from the villa.

For guests looking to expand outside the confines of their culinary comfort zones, Calheta boasts of a tremendous seafood industry. Forget your standard battered fish and chips; this region is best recognised for its cataplanas, which is a fresh fish dish that is served with a unique blend of olive oil and parsley. Guests must also try a wealth of other local dishes, such as the black scabbard fish served with bananas and passion fruit. These local delicacies can often be found within the marina, ensuring that guests can grab a delicious bite to eat whilst they observe the small fishing boats as they glide across the peaceful water.

Another key element of Calheta's incredible tourism industry is its impeccable wine sector. Establishments such as the Madeira Wine Institute encourage guests to explore this industry in full detail, discovering how expert winemakers are able to create an indulgent glass of wine each and every time. The Madeira Wine Institute can be found just over half an hour away from Moradia Freguesia. If you are looking to discover more about how this wine impacts the region's nightlife, why not take a stroll into the local town? During your time here, you will come across a vast selection of artisan bars and restaurants, allowing you










to taste a variety of delicious drinks as you absorb more of the native culture.

## Local Amenities

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|---|---|
| Nearest Airport | **Madeira Airport (48 km)** |
| Nearest Bar/Pub | **Bar Macedo (1 km)** |
| Nearest Beach | **Madalena do Mar Beach (3 km)** |
| Nearest Ferry Port | **Madeira Ferry Port (31 km)** |
| Nearest Golf | **Palheiro Golf Course (36 km)** |
| Nearest Restaurant | **Restaurante Costa Verde (3 km)** |
| Nearest Tennis | **Arco da Calheta Tennis Club (1.4 km)** |
| Nearest Town/City | **Calheta (750 m)** |
| Nearest Village | **Madalena do Mar (4 km)** |
| Nearest Supermarket | **Amanhecer (2 km)** |

# What we love

- All of the bedrooms are complete with an abundance of storage space, ensuring that your belongings remain safe and secure throughout your trip
- Guests are free to indulge in a series of exciting al fresco dining experiences using the state-of-the-art barbecue found on the exterior
- The remarkable Caminho Faja do Mar beach is based just 650 yards from the villa

# What you should know...

- There are a lot of steps leading up to the entrance of the property, which may be less suitable for disabled guests
- Parties are forbidden to occur on-site
- There are no handrails leading into the pool so children must be supervised
- A cot can be hired upon request
- As Madeira is a growing destination, some construction may take place nearby during your stay.

# Terms & Conditions

- **Security deposit:** €500 charged to client's credit card as a pre-authorisation at least 2 weeks prior to arrival and refunded two weeks after departure, subject to full inspection.

- **Arrival time:** 16:00 - 22:00

- **Departure time:** 10:00

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

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

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

- **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?:** Smoking & Vaping are not permitted.

- **Minimum stay:** 5 nights. All other durations on request.

- **Heating costs included?:** Not available on this property.

- **Pool heating charge?:** For those who require pool heating, there will be an additional charge, please inquire for the exact amount. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.

- **Tax:** Tourist Tax of €2 per person per night for over 13's up to a limit of 14 nights is not included in the rental price and will need to be paid prior arrival to OT.

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

- **Pool towels included?:** No.