

Villa Costiera

Region: Sicily **Sleeps:** 8

Overview

Villa Costiera occupies a prime position with panoramic views over the surrounding greenery and the nearby sea. This attractive abode is nestled in a typical holiday-home neighbourhood with direct access to the sea and within close distance of nearby historic villages.

This part of the island is perfect for those looking for a harmonious break spent splashing in the waves, tasting local cuisine and visiting charming cultural destinations, while never being too far from vast open spaces.

The house comprises of 4 bedrooms sleeping up to 8 guests, as well as a spacious terrace, making an excellent retreat for multiple groups holidaying together in paradise.

Inside, the interiors are contemporary and understated with chalk-white walls and an array of large windows opening onto the outdoor terrace. In the open-plan living room, guests can kick back on the sofa and admire the modern décor in the form of abstract paintings and industrial touches - yes we're talking about those aluminium ball lamps and a stately stone replacing a traditional coffee table. Just around the corner, there is an impressive piano, and a well-lit area with a dining table fantastic for gathering with the entire group for a meal or sharing stories after dinner time.

While the three en-suite double bedrooms are located on the ground floor, the master bedroom can be accessed via the internal staircase and boasts an en-suite bathroom with a luxurious walk-in shower and a free-standing bath that overlooks the stunning garden below.

Unusual bright paintings and woven carpets are the boldest statements in the rooms, against which white bedding and dark furniture continue the neutral theme. On



the first floor, guests can also find a small office area with access to the terrace, making work-from-home days abroad much more enjoyable.

Outside, there are plenty of opportunities to unwind. The hardest decision will probably be where to soak up the sea views – will it be the infinity pool with a kaleidoscope of LED lights, the comfy terrace or the sofa swing placed on the grassy lawn? Dining al-fresco is highly encouraged and it allows you to watch the sun slip behind the horizon just as dessert arrives.

In just 20 minutes, you can stroll to the closest village Isola, while the nearby beach Spiaggia del Minareto is only a 5-minute walk away from the property. A bit further away, Fanusa is similar in size but boasts a couple of bars that can be explored on your after-dark walks. Other restaurants and cafés are scattered all around in the surrounding neighbourhoods, allowing you to always find a new spot to dine in.

The closest city Syracuse is a great place to visit as it's a melting pot of centuries of culture and history due to the many different invaders and settlers who have made Sicily their home since around 730 BC. There are plenty of historic sites to discover and monuments to see, while the culinary scene is also worth flocking to.

Catania can be reached in less than one hour by car and is bursting at the seams with shops, markets, historic landmarks and everything else you could possibly wish for from a large, coastal city. It sits at the foothills of Mount Etna and its shores are lined with an extra-long strip of sand with many local lidos, beach clubs and restaurants dotted along the way.

Facilities

Watersports • BBQ • Washing Machine • Villa • Coffee Machine • Seaview • Hairdryer • Boat Trips • Scuba Diving • Tennis Nearby • Historical Sites • Horse Riding • Wi-Fi/Internet • Golf Nearby • Air-Con • Walk to Beach • Ground Floor Bed & Bath • TV • Cots (Cribs) • Laptop Friendly Workspace • Private Pool • Chef/Cook Available • Wow Factor • Beach Nearby • Instagrammable • Modern • Transfers Available • Ideal for Babies & Toddlers • Hot Tub • Walk to Restaurant • Tumble Dryer • Dishwasher • Microwave • Safety Deposit Box • All Bedrooms En-Suite •

Interior & Grounds

Villa Interior (280m2)

Ground Floor

- Living room with sofas, piano and TV
- Open-plan dining room with a dining table and chairs
- Kitchen equipped with a fridge, freezer, oven, hob, dishwasher, microwave, kettle, toaster, espresso machine and breakfast bar for two guests
- 3 x double bedrooms, each with an en-suite bathroom with a shower and WC
- Guest WC
- Laundry room

First Floor

- Study with sofas
- Double bedroom with an en-suite bathroom with a shower, bath and WC

Outside Grounds (1500m2)

- Swimming pool (5m x 8m, depth: 0.9m), heated to max 26 degrees, open all year round
- Pool terrace with seating area and sun loungers
- Garden furniture
- Rear terrace with lounge furniture, dining table and chairs
- Parking
- Barbecue

Facilities

- Wi-Fi
- TV
- Air-conditioning
- Iron
- Hairdryer
- Safe
- Cot and high chair (on request)
- Private jacuzzi (2.00 x 2.60m; depth 0.6), open from 01/01 to 31/12 and heated at 34°C



Location & Local Information

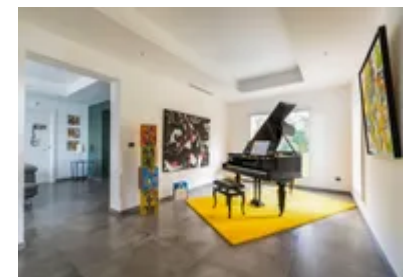
Located in Sicily's southeastern corner on the Ionian coast, Villa Costiera enjoys an idyllic location near the waterfront and natural parks, while being a close driving distance to some of the island's most fascinating cities such as Syracuse and Catania.

The immediate area allows guests to immerse themselves in nature, with many local beaches such as Spiaggia del Minareto, Spiaggia Punta del Pero and Spiaggia di Punta Tavola being between 5-10 minutes' walk away. This wonderful proximity to the sea makes spontaneous swims, picnics and walks along the shore completely effortless.

If you like spending time in nature and soaking up beautiful views, then head to Punta Castelluccio nature reserve to enjoy the lush scenery. Other nature reserves include Varco 34 Plemmirio, Punta del Gigante, Spiaggia della Pillirina and Riserva Naturale Del Plemmirio among many others, each boasting breathtaking vantage spots where you forget the sense of time. This area is best to be explored on foot and offers many coastal walking trails, with multiple opportunities to stop and make memorable holiday photographs.

When you're feeling hungry, you'll be happy to know that many trattorias and pizzerias serving traditional local cuisine of seafood linguine, potato gnocchi, Ragusano cheese, and ricotta ravioli are just a 5-minute walk away. If you wish to prepare al-fresco meals at the terrace or need to stock up on breakfast items, the closest supermarket is also only a 5-minute drive away.

On days when you're feeling more active, drive to Syracuse and spend an afternoon sightseeing. Highlights include the UNESCO World Heritage Site-listed old town, the central Archeological Park Neapolis which comprises the Roman Amphitheatre, the Teatro Greco and the Orecchio di Dionisio – a limestone cave shaped like a human ear. You can also visit one of the city's museums, such as Museo Archeologico Regionale Paolo Orsi which exhibits terracotta artefacts, Roman portraits and Old



Testament scenes carved into white marble.

On the way to Catania, make sure to make a stop at the Riserva Naturale Oasi del Simeto – a stunning woodland area with hiking trails through wetlands, dunes and salt marshes home to many species of fauna and flora, such as migratory birds.

It's about an hour's drive until you reach Catania, an ancient port city that sits at the foot of Mount Etna – an active volcano with many trails leading up to the summit. Apart from a varied dining scene overflowing with seafood restaurants and characterful trattorias, there's also an atmospheric fish market La Pescheria which offers a spectacular show for visitors. If you're after some arts and culture, you can visit Catania's many museums, churches and historic sights such as the Catania Cathedral, or grab a gelato and engage in people-watching on the city's central square, Piazza del Duomo with a whimsical Fontana dell'Elefante statue.

Mount Etna itself is one of Italy's most famous attractions, being its tallest mountain and one of the oldest active volcanoes in Europe. Book a private tour and set off for an unforgettable adventure through lava fields, caves and wooded formations, or rent a jeep to get around even quicker. A cable car reaching an altitude of 2500 metres is also a sought-after choice for those who want to enjoy unspoilt views minus the effort.

Local Amenities

Nearest Airport	Catania (70km)
Nearest Airport 2	Palermo (300km)
Nearest Beach	Sandy beach (under 1km)
Nearest Beach	Rocky beach (under 1km)
Nearest City	Syracuse (10 km)

Nearest Golf	(18 km)
Nearest Restaurant	(Under 1km)
Nearest Tennis	(10 km)

What we love

- The villa is full of modern features such as lively wall art, sleek furnishings and bright pops of colour.
- The LED-illuminated pool is perfect for post-dinner evening swims.
- Stunning location with sea views and direct access to the sea.
- With a UNESCO World Heritage Site-listed old town along with the Necropolis of Pantalica, the historic Syracuse is less than a 20-minute drive away.
- An array of nature reserves with splendid fauna and flora alongside sweeping beaches are a comfortable driving distance away.

What you should know...

- Hiring a car is highly recommended to access the island's unique locations conveniently.
- Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager.
- Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking.
- Please note that the use of any external caterers and/or contractors is not permitted.

Terms & Conditions

- **Security deposit:** €2000 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.
- **Arrival time:** 4.00 p.m. - 9.00 p.m. Check-in outside this time to be agreed before arrival and may be subject to an extra cost. Please enquire for more details.
- **Departure time:** 10.00 a.m.
- **Energy costs included?:** Yes.
- **Linen & towels included?:** Yes, towels changed mid-week.
- **Pets welcome?:** Not allowed.
- **Other Ts and Cs:** Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager. Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking. Weddings, stag/hen parties and any special events are not allowed. Please note that the use of any external caterers and/or contractors is not permitted. Please note home security devices may be installed at the villa, please enquire for further information.
- **Changeover day:** Saturday approximately end-July to end-August. Flexible during all other periods.
- **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?:** Outside only.
- **Minimum stay:** 7 nights in High Season, 5 nights all other Seasons
- **Heating costs included?:** Yes.
- **Pool heating charge?:** Included. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- **Tax:** Italian Visitors Tax payable locally in cash (typically costs €1-€5 per adult per night- please enquire if exact amount is required).
- **Internet access?:** Wi-Fi internet access included.
- **Pool towels included?:** Yes, changed mid-week.
- **Pool opening dates?:** Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.
- **Property Licence Number:** CIR: 19089017C247957 CIN: IT089017C2SR2LWHV5