

Viewpoint Villas

Region: Santorini **Sleeps:** 16

Overview

Viewpoint Villas is a striking pair of interconnected properties perched above Ammoudi Bay in Oia, on Santorini's northwest coast. Newly completed in 2023, the villas offer eight en suite bedrooms across two single-storey residences, accommodating up to sixteen guests in stylish, contemporary comfort. Designed for families, groups of friends, or couples travelling together, this retreat combines panoramic sea views with exceptional privacy and a strong focus on wellbeing.

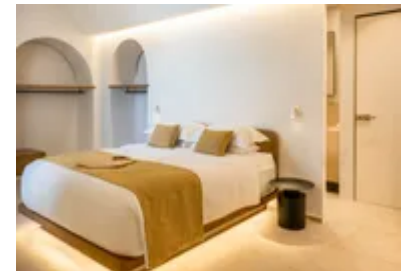
Part of a boutique hotel suite complex, guests benefit from access to an award-winning spa, six communal swimming pools, in-villa treatments, and an acclaimed restaurant. Each villa also boasts its own pair of private infinity pools, indoor gyms, saunas, and Jacuzzis, alongside secure parking, air conditioning, and high-speed Wi-Fi throughout.

Interiors are refined and elegant, with open-plan living areas, muted tones, and curated designer furnishings. Floor-to-ceiling doors lead to expansive terraces, where sea views take centre stage. The fully equipped kitchens cater to both casual dining and chef-prepared meals, with an optional butler service available. Bedrooms feature king-size or twin beds and sea-view verandas, while sleek bathrooms include walk-in showers.

Outdoor spaces are designed for indulgence, multiple seating areas, two barbecues, and firepits offer ideal settings for alfresco dining and sunset cocktails, all set against the island's iconic horizon.

Facilities

Villa • Coffee Machine • Seaview • Wi-Fi/Internet • Air-Con • Wellness • Boat Trips • Walk to Beach • Scuba Diving • Sailing • TV • Historical Sites • Watersports • Chef/Cook Available • Wow Factor • Walk to Village • Gym/Fitness Room • Private Pool • Beach Nearby • Maid Service Available • Instagrammable • Modern • Pre-Stocked Fridge Available • Transfers Available • Ideal for Teens • Walk to Restaurant • <1hr to Airport • Sauna/Steam • Heating • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages



Interior & Grounds

The Villa

Two adjacent sea-view luxury villas that is marketed as one property with 8 bedrooms, ensuite bathrooms and shower rooms, private swimming pools, Jacuzzis, and terraces, to sleep up to 16 guests

Villa 1: interior space 490m2, exterior space of 705 m2

Villa 2: 233 sq.m with exterior space of 316 sq.m

- 2 x Living Spaces: seating area, indoor dining, fully-equipped kitchens
- Total 8 beds: 4 king size, 4 king size that can be converted into twin beds
- Total 8 bathrooms: 1 x bathtub, 7 x showers
- Butler room
- 2x outdoor private swimming pools
- 4 Jacuzzis – 2 outdoor
- 2x Fitness Rooms
- 2x Saunas

Exterior:

- Sea view terraces and verandas
- Firepits x2
- BBQ x2
- Outdoor seating
- Outdoor dining
- Outdoor kitchens

Additional facilities

- Air conditioning
- Wi-Fi
- Private parking

Exclusive experiences including private dining, spa treatments in villa, private transfer to/from the port/airport, car rental service, maid service, turn down service, concierge service, local drinks and sweets upon arrival, laundry service, 24-hour room service, mini bar boxes and newspaper and magazine delivery. All experiences are subject to an additional charge.



Location & Local Information

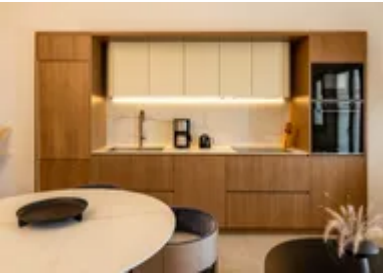
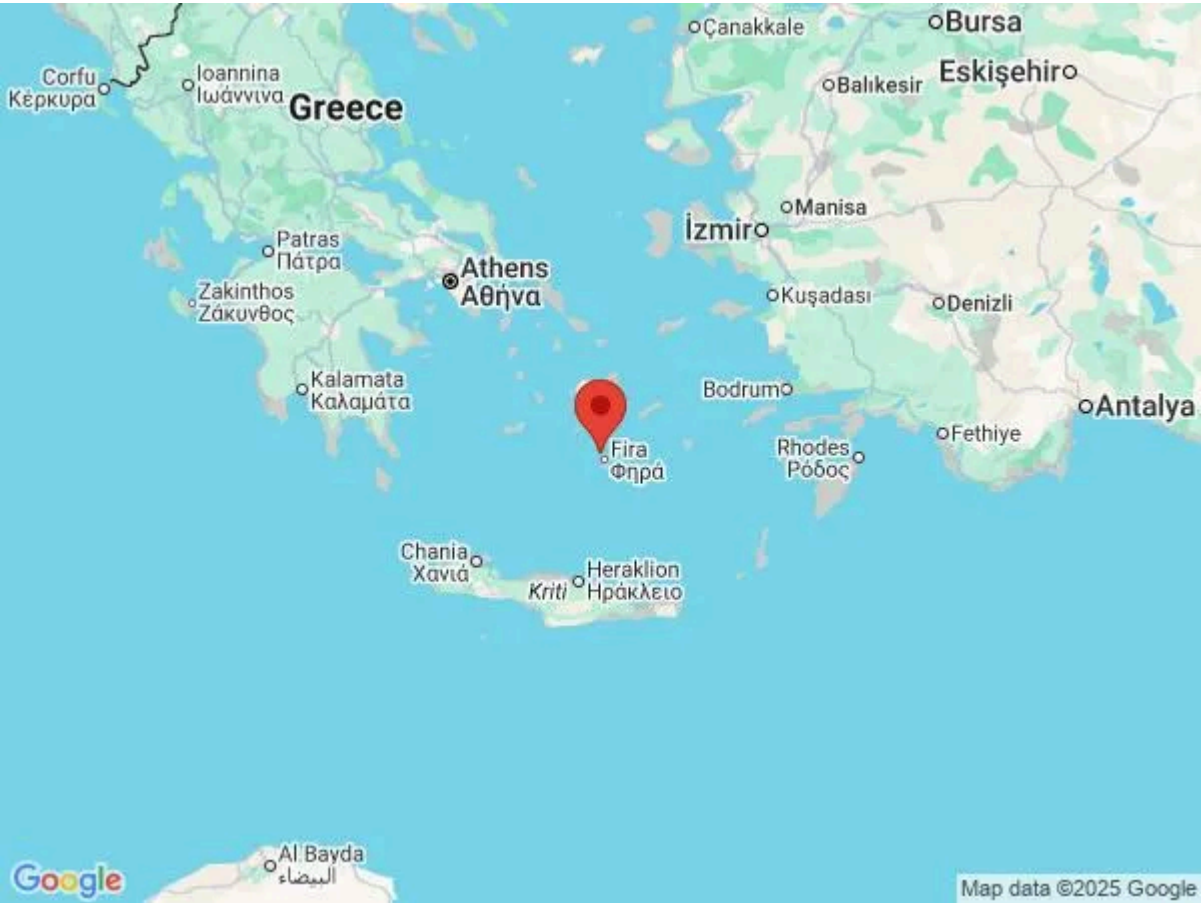
Viewpoint Villas enjoys a prime setting within an exclusive complex featuring an award-winning spa, a fine dining restaurant, and six swimming pools. Perched on a rugged hillside overlooking Ammoudi Bay, the villa lies just north of Oia on the Cycladic island of Santorini, surrounded by the azure waters of the Aegean Sea. It is a scenic thirty-minute drive from Santorini International Airport and forty-five minutes from the port of Athinios. Ammoudi Bay is a fifteen-minute walk away, while the beaches of Baxedes and Coloumbo are within easy reach. The island's renowned red and white beaches can be reached in around thirty minutes.

The historic town of Oia is a captivating fishing village with winding lanes, charming boutiques, and iconic Greek Orthodox churches. Stroll past windmills, explore the Naval Museum, or cliff-dive into Ammoudi Bay before dining on fresh seafood at a local taverna and witnessing one of Santorini's unforgettable sunsets. Hike the nine-kilometre Caldera trail to Fira, where museums, including the Wine Museum and the Museum of Prehistoric Thera, await.

Visit Pyrgos village in the foothills of Mount Profitis Ilias, known for its medieval alleyways, family-run tavernas, and celebrated Assyrtiko vineyards. Explore ancient Akrotiri, the Arygyros Mansion, or take a boat trip to the volcanic islets of Nea and Palia Kameni. From sunset cruises to photography tours, Santorini offers an unforgettable blend of culture, history, and natural beauty.

Local Amenities

Nearest Airport	Santorini Airport (17.6 km)
Nearest Beach	Paralia Katharos (1 km)
Nearest Ferry Port	Port of Santorini (23.5 km)
Nearest Restaurant	850 m
Nearest Town/City	Thira (15.4 km)
Nearest Village	Oia (950 m)



What we love

- We love that Viewpoint Villas can accommodate up to sixteen guests, fabulous for a celebratory family holiday or friends' sharing
- We love a view, and Viewpoint Villas commands world-class, sweeping panoramic vistas, across the azure waters of the Aegean Sea
- You get two of everything when you stay at Viewpoint Villas, you'll be spoilt for choices of where to sit, swim, or sip cocktails
- Viewpoint Villas has the added advantage of being part of a luxury complex with an on-site spa, in-villa treatments, a restaurant, and six pools

What you should know...

- Although Viewpoint Villas can see the sea, the nearest beach is a fifteen-minute walk away
- There are lots of added value extras that can be arranged for a charge
- We recommend hiring a car to explore the island, and all the sights there are to see
- Please note: Minimum age of children is 12 years old.

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:** 11.00
- **Energy costs included?:** Yes, included in rental price
- **Linen & towels included?:** Yes, included in rental price
- **Pets welcome?:** Not allowed
- **Other Ts and Cs:** Please note that on occasions, in Greece, extremes in weather can cause water and/ or electric supply to be cut or reduced. Services are normally restored as soon as possible.
- **Changeover day:** Flexible
- **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.
- **Smoking Allowed?:** Not permitted
- **Minimum stay:** 3 nights
- **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