

Villa Boche

Region: Costa Blanca **Sleeps:** 8

Overview

Just a 20-minute walk from the nearby coastline, this traditional Spanish-style villa, with its beautiful garden and terrace, offers the perfect place to relax beside the pool and enjoy long sunny days on the Costa Blanca.

Arranged over two floors, Villa Boche is bright and spacious, with exposed timber beams and characterful furnishings that create a warm and inviting home. On the lower floor, a large room expands to form a living-dining area, with a charming archway leading off to one side to the well-equipped kitchen. To the far end of the room, two sofas and a couple of armchairs frame the fireplace creating a comfortable seating area, whilst a central dining table has plenty of room to seat eight people.

Two of the bedrooms are located on the ground floor, each featuring a large French bed (made up of two joined beds), and one has direct access to the garden. The further two bedrooms are found on the upper floor, where there is one double with its own bathroom and a spacious master suite with double doors that open onto a private terrace, inviting you to wake up and step out to enjoy views of the mountain or a quiet coffee in the morning sun. There is a large daybed as well as a couple of armchairs, offering a perfect place to enjoy a quiet moment at the end of the day, perhaps spending a romantic evening sharing a cold bottle of wine.

From the main living room, double doors open out onto a sheltered patio that sits beneath the shade of the overhanging roof. A large dining table invites you to enjoy leisurely lunches, which you can prepare in the outdoor kitchen, or make the most of the balmy nights and spend a long evening over a relaxed dinner with all the family. When the light fades, pretty Moorish lanterns illuminate the space, creating intricate shadows on the wall giving a



charming, bohemian ambience, and a large sofa area to the side is perfect for relaxing after dinner and enjoying a drink in the peaceful setting.

A small step drops down to the pool terrace, which is surrounded by rich vegetation of leafy palms and Mediterranean cactus plants that give a sense of nature. Enjoy a refreshing swim in the pool or recline on one of the sun loungers that line its edge. There is also a stylish double daybed at one end, where you can settle with a book or take a quiet siesta in the shade. There is also an outdoor shower, perfect for rinsing off and a relaxing swim in the heated pool.

Facilities

Wi-Fi/Internet • Villa • Laptop Friendly Workspace • Tennis Nearby • Watersports • Cots (Cribs) • Air-Con • Beach Nearby • Private Pool • Heated Pool • Ideal for Kids • Ideal for Teens • Walk to Restaurant • Coffee Machine • Hairdryer • Ground Floor Bed & Bath • Satellite TV • TV • Working Fireplace/Woodburner • Heating • Fenced Grounds • Parking Space • Sailing • Canoeing/Kayaking • Walking/Hiking Paths • Wine Tasting • Cycling • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites • Scuba Diving • Boat Trips

Interior & Grounds

The Villa

Villa Boche is a homely and comfortable villa, located below the town of Javea, in Spain's Costa Blanca, that is a perfect option for a family getaway.

Ground Floor

- Spacious living room with wall-mounted TV, fireplace, several sofas, dining table, and access to the terrace
- Well-equipped kitchen with a breakfast bar
- Bedroom with joined twin beds (90 x 200 cm) and access to the terrace
- Bedroom with joined twin beds (90 x 200 cm)
- Shared bathroom
- Shower and toilet

First Floor

- Bedroom with joined twin beds (100 x 200 cm), en-suite bathroom with shower, and access to a terrace with outdoor furniture
- Bedroom with joined twin beds (100 x 200 cm) and en-suite shower

Exterior

- Garden space with private heated pool (size: 10 x 5 m, depth: 110 x 210 cm) with interntal staircase and surrounding sun loungers
- Covered terrace with seating area and dining table
- Daybed
- Outdoor furniture
- Outdoor kitchen with barbecue, sink, and food preparation area
- Front gate and private outdoor parking

Additional Facilities

- Wi-Fi connection
- Central heating
- Air conditioning
- Dishwasher
- Washing machine
- Iron
- Mosquito nets
- Cot (*please see T&Cs*)

Tourist License Number: VT-493822-A

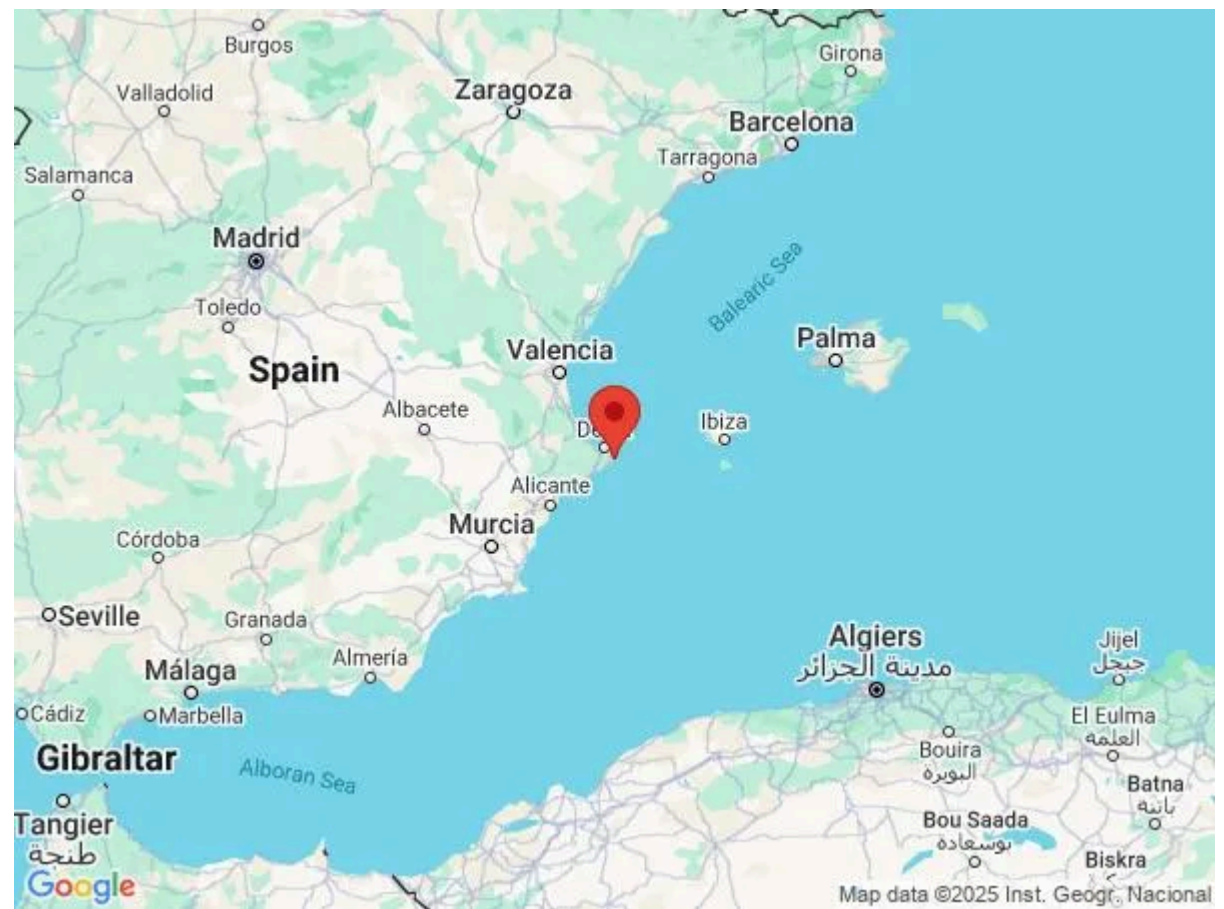


Location & Local Information

Situated in a quiet residential neighbourhood outside of the historic town of Javea, Villa Boche enjoys a peaceful setting whilst being just a short walk from the nearby coast, making it an ideal base to explore the scenic surrounding region.

Just 2 km from the villa, you can find the beautiful Cala de Portixol. Protected by the Cap Negre headland, a charming, shell-shaped bay hugs a white pebbled beach lined with little white and blue 'barracas' (old fisherman's houses). Boasting clear, turquoise waters, it is a perfect spot for swimming or grabbing a snorkel to discover the sea bed and shoals of fish below. You can hire a kayak from the beach to explore the Jurassic-like cliffs or take a tour and paddle out to Isla del Portixol to see the rich flor and fauna. For a bite to eat, head up to Cala Clemence which enjoys a wonderful, elevated position to the side of the bay. You can sample some traditional Valencian cuisine or enjoy a delicious plate of fresh seafood whilst admiring the splendid views across the bay.

A short drive down the coast, Cala Granadella is another nice spot. Surrounded by high cliffs and wild plants, you can sit on the beach or follow the trail out to the point to see the remains of the once-prominent fortress. The Castell ruins also mark one of the 15 splendid viewpoints that are connected by the Ruta de los Miradores, a cliff-top trail that stretches along the coastline, linking various observation points where you can enjoy panoramic vistas over the sea. To enjoy some trails further inland, the Parque Natural del Montgo is just a 30-minute drive. Distinguished by its beautiful mountain shaped like a 'sleeping elephant' (montgo), the park features numerous hiking trails and well-marked paths that invite you to explore the incredibly diverse landscape, rich with wildlife and plant species. At the base of the mountain, you can also find the lovely Jardí de Svalbard. A beautifully designed Mediterranean garden taking influence from the old Valencian Renaissance gardens, where you can explore the well-maintained lawns and terrace to see vibrant flowers, delightful water fountains and discover a



number of colourful pavilions in various architectural styles.

The main town of Javea is less than 10 minutes by car, where you can enjoy sandy beaches or head to the centre to explore the Old Town dating back to Medieval times. Stroll through the historic streets to see the clusters of traditional whitewashed houses adorned with coloured pots and flowers, or stop in the main square to admire the wonderful gothic architecture of Iglesia de San Bartolome. To purchase some local produce, head to the daily food market held within an impressive form monastery in the Plaza Celestino Pons or wander down to the harbour and enjoy a plate of fresh fish whilst watching the boats come and go from the waterfront. There are plenty of restaurants and bars dotted around the town where you can try traditional tapas or buy some fish from the market and head back to the villa and enjoy a barbecue.

Local Amenities

Nearest Airport	Alicante Airport (103 km)
Nearest Ferry Port	Port of Javea (10 km)
Nearest Train Station	Teulada Tram Stop (17 km)
Nearest Town	Javea (10 km)
Nearest City	Alicante (87 km)
Nearest Restaurant	Restaurante Trencall (800 m)
Nearest Bar/Pub	Los Amigos (2 km)
Nearest Supermarket	Wimark Supermercado (2 km)
Nearest Beach	Cala Portixol (3 km)
Nearest Golf	Javea Golf Club (12 km)

Nearest Tennis	Los Pinos Tennis Club (2 km)
----------------	---------------------------------

What we love

- With its beautifully kept garden and private pool, Villa Boche offers a perfect spot to relax and enjoy long summers days in the sun
- All the bedrooms are spacious with large double beds, and some have ensuite bathrooms, ensuring guests can enjoy plenty of privacy throughout their stay
- The charming outdoor terrace is a lovely spot throughout the day or night to enjoy long lunch in the shade or sip on a cold glass of wine in the evening as the light fades over the garden
- Within walking distance from the coast and a short drive to town, Villa Boche is an ideal base to explore the picturesque landscape of the surrounding area of the Costa Blanca

What you should know...

- Due to the villa's location, we recommend a car to make the most of the surrounding area
- There is no fence around the pool, so it is necessary to supervise young children
- Loud music and excessive noise should be kept to a minimum to avoid disturbing neighbouring properties

Terms & Conditions

- **Security deposit:** €500 charged to client;s credit card by the owner upon arrival and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 4 pm.
- **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 permitted.
- **Other Ts and Cs:** Please be aware that this property does not accept youth groups. A cot is available for guests, on request, and at an extra cost of £4/day. Please request this during the booking process.
- **Changeover day:** Saturday during peak season. Flexible during 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?:** Smoking & Vaping are not permitted.
- **Minimum stay:** 7 nights during peak season and weekly bookings only. 4 nights during other periods.
- **Heating costs included?:** Yes, included in the rental price.
- **Pool heating charge?:** For those who require pool heating, there will be an additional charge of £24/day (to be paid locally on arrival). This extra is only available on request, and with prior arrangement before arrival. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- **Tax:** Tourist Tax included in the rental price.
- **Internet access?:** Wi-Fi internet access included in the rental price.
- **Pool towels included?:** Not available.