

# Villa Pouli

**Region:** Heraklion **Sleeps:** 6

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## Overview

Welcome to Villa Pouli, a stunning retreat, nestled in the picturesque area of Agios Ioannis in Anissaras, Heraklion. This exquisite villa offers an unforgettable holiday experience with its panoramic sea views, a private swimming pool, and excellent alfresco dining and barbeque facilities.

As you step inside Villa Pouli, you'll be greeted by a delightful ambience that exudes comfort and style. The villa is spread over two floors and boasts beautiful balconies that provide breathtaking views of the sea. The open-plan living space seamlessly combines a fully-equipped kitchen with a charming dining area. Modern appliances, including a hob, oven, washing machine, dishwasher, microwave, refrigerator, toaster, and electric kettle, are at your disposal, ensuring your stay is as convenient as it is pleasurable.

The living space is a perfect spot to unwind, featuring a comfortable sofa-bed for one guest, a flat-screen satellite TV, a PS3 gaming console, a DVD player, and a cosy fireplace for those cooler evenings. Whether you choose to immerse yourself in a movie, enjoy a friendly game night, or simply relax by the warm glow of the fire, the living room offers a variety of entertainment options. Villa Pouli accommodates up to five guests, with four sleeping comfortably in the bedrooms—one double room and one twin room. A well-appointed family bathroom has a walk-in shower and an additional WC adds to the convenience of the villa.

The outdoor area of Villa Pouli is a true oasis of tranquillity and recreation. The inviting, large private swimming pool is perfect for a refreshing dip on sunny days. Whilst the surrounding garden with lush lawns, vibrant flowers, and swaying trees creates a serene atmosphere. For those



who love to savour the flavours of a grill, the covered barbeque area beckons, inviting you to indulge in fabulous alfresco dining.

For those seeking relaxation, the outdoor living space with generous sofas and sun lounges, complete with sun umbrellas, provides the ideal setting to bask in the warm Mediterranean sun and revel in the breathtaking vistas. Villa Pouli promises a truly memorable stay in Anissaras, combining modern comforts with stunning natural surroundings. Whether you wish to explore the nearby attractions, bask in the sun by the pool, or enjoy delightful evenings under the starry sky, Villa Pouli offers everything you need for an enchanting holiday experience.

## Facilities

Washing Machine • Wi-Fi/Internet • Air-Con • Villa • TV • Hairdryer • Boat Trips • Sailing • Historical Sites • Watersports • Chef/Cook Available • Special Offer • Has Discount • Great Value • Maid Service Available • Private Pool • Cots (Cribs) • Modern • Pre-Stocked Fridge Available • Transfers Available • Ideal for Kids • Ideal for Teens • <1hr to Airport • Dishwasher • Safety Deposit Box • Satellite TV • Heating • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## The Villa

120m<sup>2</sup> storey, 2 bed sea view villa with private pool and garden, sleeps 5

### *Interior:*

- Open plan living space with access to pool terrace and gardens, sofa/bed, chairs, coffee table, flat screen television, enclosed fireplace, dining set, armchairs, sideboard
- Modern fully-equipped kitchen with informal dining set x4
- Bedroom 1: double bed, wardrobes, partial sea view furnished balcony
- Bedroom 2: bunk beds, wardrobe, furnished garden view balcony
- Shared bathroom with walk-in shower, separate WC.

### *Exterior:*

- Partial sea view paved terrace
- Lawned gardens
- Private swimming pool
- Sun loungers
- Parasols
- Hammock
- Soft seating set
- Pergola covered dining area
- BBQ

### **Additional facilities**

- Air conditioning
- Wi-Fi
- Parking
- Oven and hob
- Washing machine
- Dishwasher
- Microwave
- Fridge
- Flat screen satellite TV
- PS3 player
- DVD player



## Location & Local Information

Villa Pouli is nestled within the charming village of Agios Ioannis in Heraklion, Crete. This idyllic destination, situated along the southern coast of the island, provides visitors with an enchanting experience in one of Greece's most picturesque locales.

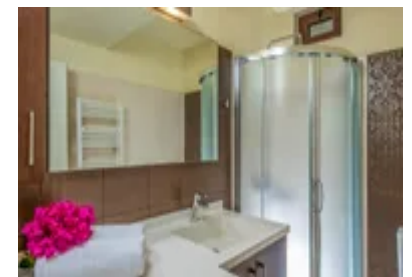
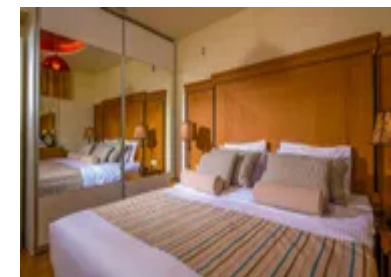
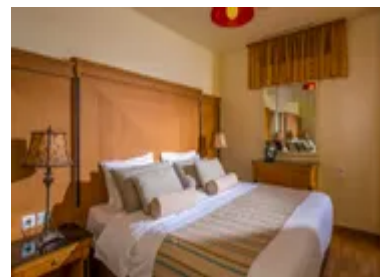
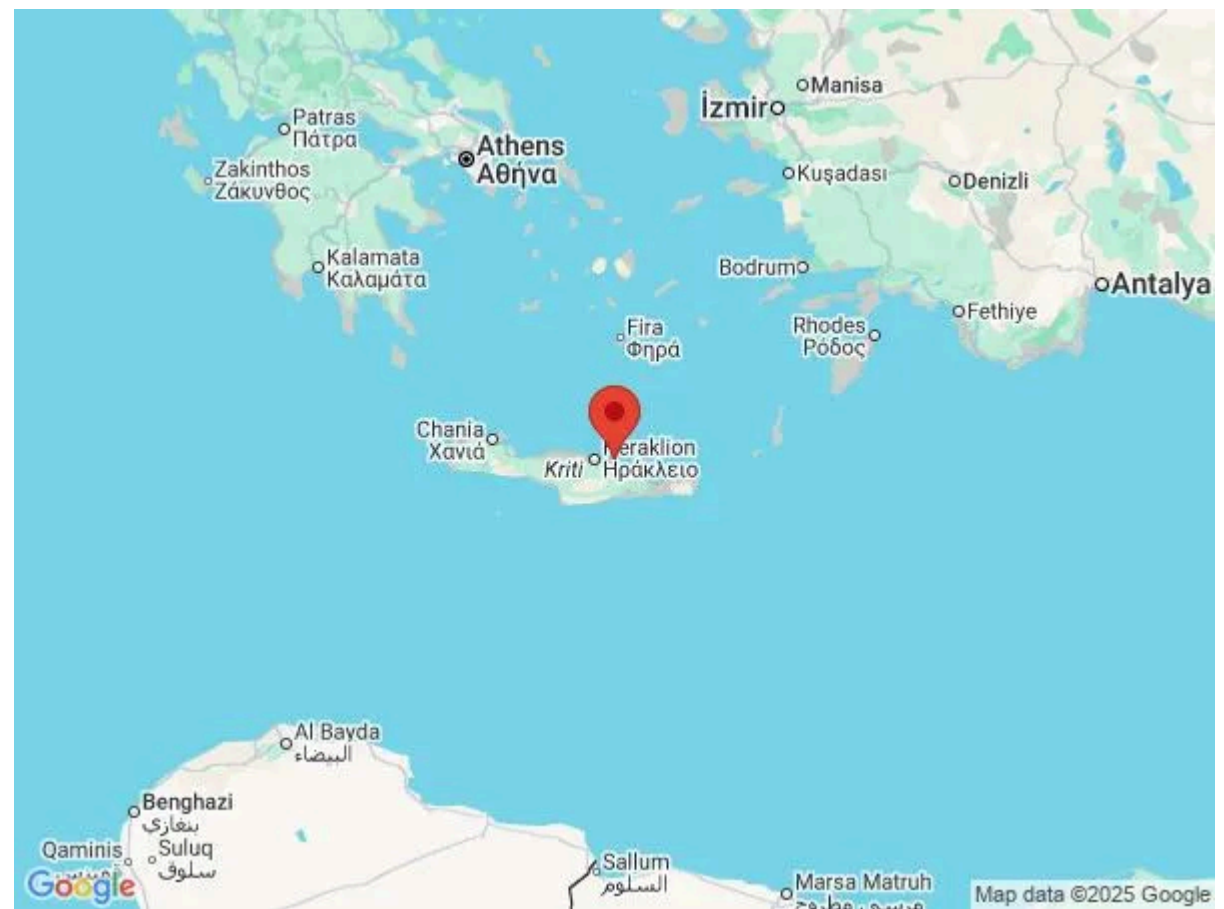
Agios Ioannis, a small coastal village, is renowned for its unspoiled natural beauty and captivating ambience. It strikes a harmonious balance between tranquillity and accessibility, being located just a short distance from the bustling city of Heraklion. Villa Pouli offers guests the opportunity to embrace the local culture and attractions while enjoying a peaceful escape from the crowds.

Perched atop a gentle hill, the villa boasts breathtaking vistas of the cerulean Aegean Sea and the verdant surrounding landscape. The Mediterranean-style architecture seamlessly blends traditional charm with modern comforts, providing guests with a comfortable and relaxing stay. Outdoors, the villa features a large private pool and well-tended gardens, inviting visitors to soak in the Mediterranean sun and unwind in serene surroundings. Agios Ioannis village is celebrated for its warm hospitality, and guests can indulge in the flavours of Crete at local tavernas, where fresh seafood and locally produced olive oil are delectable highlights.

The villa's strategic location enables easy exploration of the region's treasures. Nearby, the ancient ruins of Knossos offer a glimpse into the Minoan civilization's historical significance. Nature enthusiasts can venture to the enchanting beaches of Agia Pelagia and Lygaria, where crystal-clear waters invite relaxation and play.

For those seeking adventure, the surrounding mountains offer excellent hiking opportunities with trails leading to mesmerizing viewpoints and hidden caves. Notably, the Samaria Gorge, Europe's longest gorge, beckons avid hikers and nature lovers alike.

Evenings at Villa Pouli provide the perfect setting for





spectacular sunsets over the horizon, accompanied by local wine and traditional Cretan barbecues. The serene location also presents ideal conditions for stargazing, creating magical moments to end the day.

Whether visitors seek relaxation, exploration, or a blend of both, this location promises an unforgettable experience, leaving them with cherished memories of Crete's remarkable allure.

Local Amenities

Nearest Airport	Heraklion Airport (19.9 km)
Nearest Ferry Port	Heraklion Port (23.2 km)
Nearest Village	Analipsi (2.3 km)
Nearest Beach	Analipsi Beach (3 km)
Nearest Restaurant	Kantina Droulos (2.2 km)
Nearest Supermarket	Kalimera Frouta (700 m)

## What we love

- We love the views at Villa Pouli, especially from the furnished balcony, best enjoyed at sunset, cocktail in hand
- The swimming pool at Villa Pouli is sensational, long enough for a few lengths, and lovely enough for a cooling dip
- The soft seating area at Villa Pouli is superb, sensuously draped in billowing sheer blue and white nets
- We loved dining under the pergola, especially with dishes freshly grilled on the built-in barbeque, we savoured the sensational flavours!

## What you should know...

- Villa Pouli can accommodate up to five guests, including one on the sofa/bed in the seating area
- The second twin room has bunk beds and is ideal for children
- The villa only has one shared bathroom and a separate WC

# Terms & Conditions

- **Security deposit:** €300 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.
- **Arrival time:** 15:00 - 00:00
- **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