

Villa Leander

Region: Sivota Sleeps: 6

Overview

Set along the Ionian coast with direct sea access, this contemporary two-bedroom villa accommodates up to six guests in a privileged seafront setting. With a private swimming pool and uninterrupted views across the water, it offers a refined base for a relaxed coastal stay.

The villa's layout is bright and open, with floor-to-ceiling sliding doors framing the sea and drawing natural light throughout. On the ground floor, an open-plan living space brings together the lounge, dining area and fully equipped kitchen, complete with an espresso machine and thoughtful finishing touches. The lounge converts into a double sofa bed, providing additional sleeping space. Also on this level is a double bedroom with direct access to the pool terrace, alongside a well-appointed family bathroom.

Upstairs, the master bedroom enjoys sweeping sea views and opens onto a private balcony furnished with sun loungers. An en-suite shower room completes the first floor.

Outside, landscaped gardens surround the private pool, creating a peaceful setting for long afternoons in the sun. A daily breakfast service, mid-week housekeeping and a traditional Greek welcome basket are included. With the beach just a short walk away, this Ionian villa combines coastal beauty with effortless comfort.

Facilities

Walking/Hiking Paths • Air-Con • Ideal for Kids • Private Pool • Villa • Special Offer • Ideal for Teens • Maid Service Available • Cots (Cribs) • Has Discount • Walk to Beach • Beach Nearby • Instagrammable • Ground Floor Bed & Bath • Modern • Parking Space • Wi-Fi/Internet • Outstanding Landscapes • Outdoor Pursuit & Activities • Hairdryer • Tourist Towns & Villages • TV • Safety Deposit Box • Transfers Available • Ideal for Babies & Toddlers • High Chair(s)



Interior & Grounds

The Villa

Villa Leander is a 2-bedroom villa, sleeping up to 6 guests. The home holds a fabulous position, located in a mountainside position on a Seafront Resort.

Ground Floor

- Open-plan living area with double sofa bed
- Fully-equipped kitchen
- Dining area
- Bedroom with double bed
- Shower room

First Floor

- Bedroom with double bed, balcony access and en-suite shower room

Exterior Grounds

- Private infinity pool (8m x 4m, depth 1.40m)
- Terrace
- Sun loungers

Additional Facilities

- Wi-Fi
- Air conditioning
- TV
- Iron & board
- Hairdryer
- Baby cot & highchair available on request
- Safe box
- Parking



Location & Local Information

Perched on a mountainside overlooking the Ionian Archipelago, the villa enjoys sweeping sea views, with Zavia Beach just a ten minute walk away and Mikri Ammos and Mega Ammos reached in five minutes by car. The charming fishing village and port of Sivota is also a five minute drive, ideal for a morning coffee by the water and a glimpse of the fishermen's daily catch. From the harbour, private boat charters can be arranged to explore secluded beaches and hidden coves along the west coast.

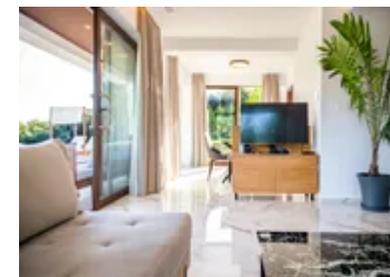
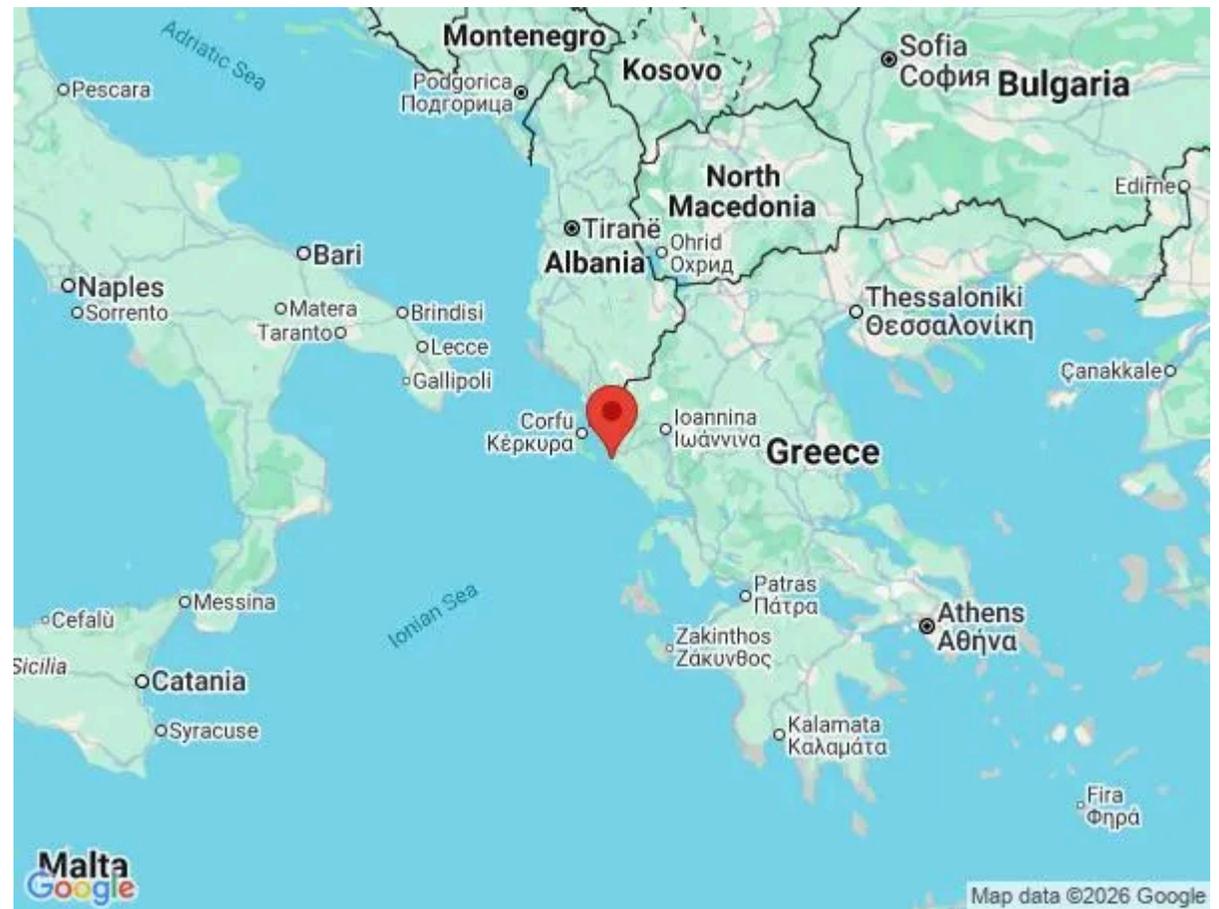
By boat, Paxos lies within easy reach, celebrated for its timeless island character, along with neighbouring Anti-Paxos, known for its small vineyards and clear turquoise waters. A sea taxi offers a relaxed way to explore at your own pace.

Around thirty minutes by car from Sivota, vibrant Parga invites you to wander its narrow streets, visit the Venetian castle and dine in its bustling seafood tavernas. Stroll along the promenade and discover the town's fascinating heritage as an olive oil producer.

Approximately forty minutes south, Glyki Village and the striking Acheron Gorge offer a change of scenery, with opportunities for trekking, horse riding and rafting on the River Styx, all set against crisp mountain air and cool, clear waters.

Local Amenities

Nearest Airport	Aktion International Airport (92.2km)
Nearest Beach	Zavia Beach (10-minute walk)
Nearest Ferry Port	Igoumenitsa Ferry Port (23km)
Nearest Restaurant	Steak House, Syvota (1.5km)
Nearest Supermarket	Smart Market, Syvota (1.5km)
Nearest Village	Syvota (1.5km)



What we love

- Villa Leander offers contemporary design and spaciousness, seamlessly blending indoor and outdoor living
- Enjoy panoramic sea views from the upper-level master bedroom and spacious balcony
- Relax in the private pool and lush gardens, surrounded by modern outdoor furniture
- With direct access to the Ionian Sea guests can enjoy daily dips and serene seaside strolls, perfect for a rejuvenating getaway

What you should know...

- If travelling in a group of six, two of the guests will need to make use of the double sofa bed in the living room

Terms & Conditions

- **Security deposit:** €400 charged to client's credit card before arrival and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 15.00
- **Departure time:** 10.00
- **Energy costs included?:** Yes, included in the rental price
- **Linen & towels included?:** Yes, included in the rental price
- **Pets welcome?:** No pets
- **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:** 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?:** No smoking
- **Minimum stay:** Please note that there is a 7-night minimum stay
- **Internet access?:** Yes, Wi-Fi is included in the rental price

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