

# Villa Nyrina

Region: Sivota    Sleeps: 8

---

## Overview

Welcome to Villa Nyrina at Zavia Seafront Resort. Step into a world of modern luxury where contemporary elegance meets breath-taking natural beauty. This three bed villa is spread over three levels boasting a minimalist design concept, with floor-to-ceiling sliding doors seamlessly offering access to the pool outside.

The ground floor invites relaxation, with a lounge, dining area, and fully equipped kitchen featuring amenities including a microwave, stove and espresso machine. Choose between indoor and outdoor dining areas to suit your mood. The living space holds comfy sofas and a large TV with Satellite channels.

Ascend the stunning marble staircase to discover two spacious master bedrooms on the upper level, each with an en-suite bathroom and private balcony offering panoramic sea views. A second staircase leads to the lower level, where another master bedroom awaits alongside a cosy lounge area with a sofa bed that provides additional sleeping space for guests. A further sofa bed can be found in the ground floor living space making the overall capacity up to eight guests.

Step outside to your private sanctuary, where luxury meets nature. The outdoor area features a refreshing pool surrounded by lush gardens and fragrant shrubs. Admire the azure expanse of the Ionian Sea as you bask in the Mediterranean sunshine. Whether you seek solitude or shared moments with loved ones, Villa Nyrina offers the perfect backdrop for unforgettable memories.

With private parking, mid-week clean and daily breakfast, guests will find all they need to relax and unwind. At Zavia Seafront Resort, indulge in the ultimate Greek summer experience. Take leisurely strolls to the sea for a morning



dip or unwind with a sunset swim at the end of the day.  
Embrace the luxury of doing nothing as you surrender to  
the tranquil rhythm of island life.

## Facilities

Air-Con • Villa • Hairdryer • Walking/Hiking Paths • TV • Walk to Beach •  
Wi-Fi/Internet • Private Pool • Cots (Cribs) • Beach Nearby • Modern •  
Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Safety  
Deposit Box • High Chair(s) • Parking Space • Outstanding Landscapes •  
Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## The Villa

Villa Nyrina is a 3-bedroom villa, sleeping up to 8 guests. The home holds a fabulous position, located in a mountainside position on the Zavia Seafront Resort.

### Lower Ground Floor

- Living area with sofa bed
- Bedroom with double bed
- Shower room

### Ground Floor

- Open-plan living area with terrace access
- Fully-equipped kitchen with dining facilities

### First Floor

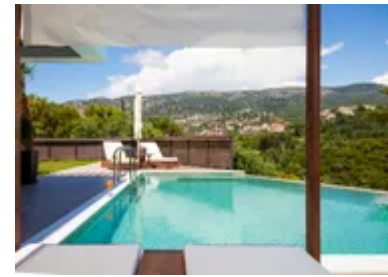
- Bedroom with double bed, balcony access and en-suite shower room
- Bedroom with double bed, balcony access and en-suite shower room

### 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 the mountainside overlooking the Ionian Archipelagos, the villa offers stunning vistas with Zavia beach just a ten minute walk away and Mikri Ammos and Mega Ammos beaches a five minute drive. Also, a 5-minute drive away, the quaint fishing town and port of Sivota beckons for morning coffee by the sea and a glimpse of the local fishermen's daily catch. It's from Sivota's port you can arrange with the concierge a private boat charter to explore Greece's secluded beaches and hidden coves along the west coastline.

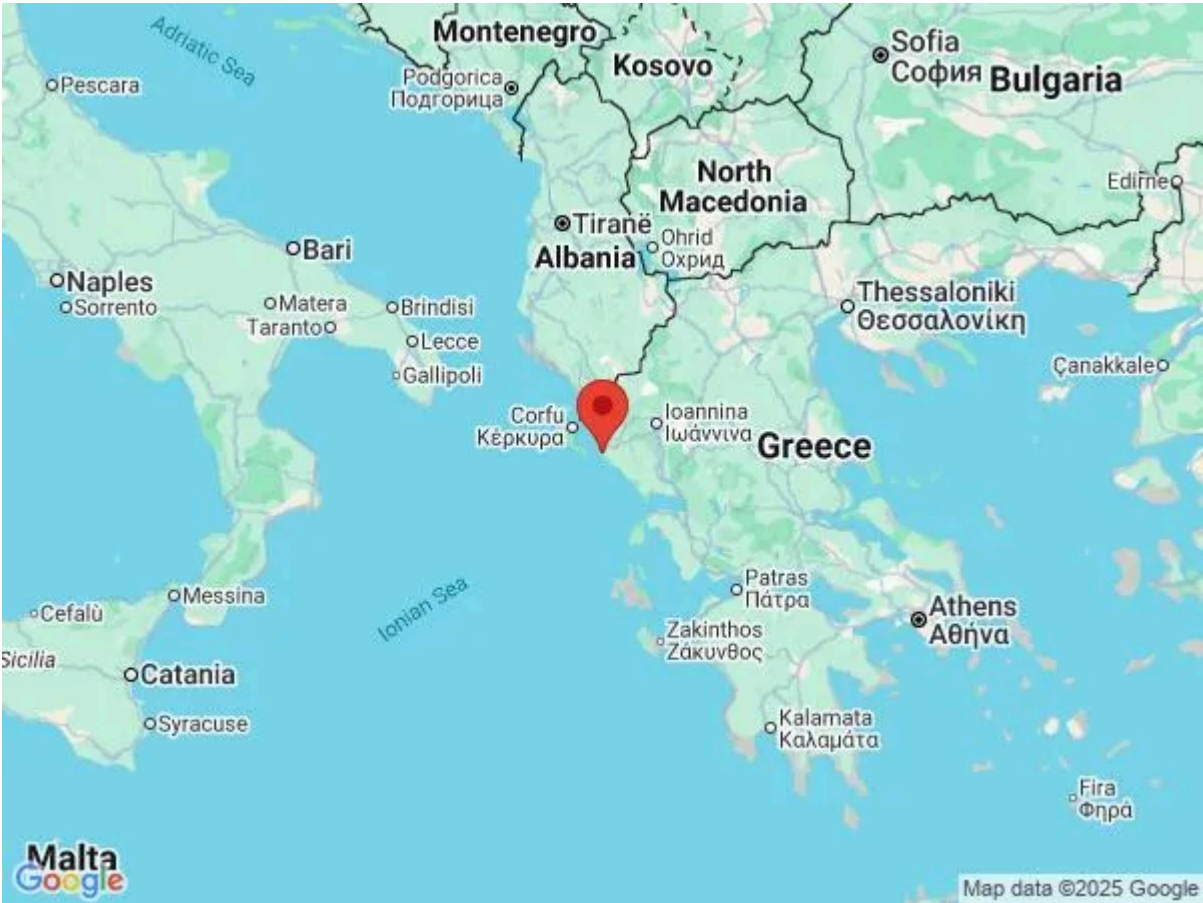
Just a short distance away by boat lies Paxos, perhaps the epitome of Greek island charm, along with its neighbour Anti-Paxos, renowned for its small vineyards and crystal-clear waters. Hop on a sea taxi, pack your swimsuit, and don't forget your camera!

A quick 30-minute drive from Sivota leads you to vibrant Parga, boasting a Venetian castle and narrow streets bustling with seafood eateries. Take a leisurely stroll along the promenade and be sure to visit the unique museum showcasing the town's rich history as an olive oil producer.

Located approximately 40 minutes south of Sivota, Glyki Village awaits, alongside the breath-taking Acheron Gorge. Embark on a trek or horseback ride through the gorge or opt for a thrilling rafting excursion on the legendary River Styx. Surrounded by crisp mountain air and pristine cold waters, it's astonishing to find yourself merely an hour away from the coastal paradise.

## Local Amenities

Nearest Airport	Aktion International Airport (92.2km)
Nearest Ferry Port	Igoumenitsa Ferry Port (23km)
Nearest Village	Syvota (1.5km)



Nearest Restaurant	Steak House, Syvota (1.5km)
Nearest Supermarket	Smart Market, Syvota (1.5km)
Nearest Beach	Zavia Beach (10-minute walk)

## What we love

- Villa Nyrina boasts a contemporary living space filled with natural light and stunning sea views
- Two upper-level master bedrooms feature en-suite bathrooms and private balconies, offering panoramic vistas of the Ionian Sea, ensuring a luxurious and serene retreat for guests. A further master holds a private lounge
- Step into paradise with a private pool, lush gardens, and aromatic plants, all overlooking the crystal blue waters of the Ionian Sea, providing the perfect setting for relaxation and rejuvenation
- Zavia Seafront Resort offers access to pristine beaches and refreshing sea waters, allowing guests to indulge in leisurely strolls and sunset swims, embracing the essence of Greek island living

## What you should know...

- Children should be supervised by the pool area
- If travelling in a group of eight, two guests will need to make use of the sofa bed



# 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 available?:** Yes, included in the rental price
- **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