Villa Mato

Region: Montenegro **Sleeps:** 14

Overview

Situated within the enchanting confines of Perast, cradled by the tranquil Bay of Kotor, lies Villa Mato, a gem of serenity amidst the bustling charms of this UNESCO-protected town. Villa Mato offers a retreat that perfectly balances comfort and elegance. With its charming stone facade, this six-bedroom villa welcomes you to experience the authentic allure of coastal living in Montenegro.

On the ground floor, two master suites beckon with king-sized beds and private ensuites, promising nights of unrivalled comfort. Ascend the grand staircase to the first floor, where two more sumptuous bedrooms await, each offering a breathtaking panorama of the nearby islands. Here, a fully equipped kitchen invites culinary adventures, while a sunlit dining area and spacious living room provide the perfect backdrop for gatherings. There are two more bedrooms, each with private bathrooms. Two sofa beds can be placed in two bedrooms to accommodate two extra guests.

The outdoor spaces truly elevate the villa to the pinnacle of luxury living. Step into the olive tree-lined courtyard, where an infinity pool shimmers invitingly, offering a refreshing oasis against the backdrop of the bay's beauty. A bespoke barbecue stands ready to host al fresco feasts while the gentle sea breeze carries whispers of relaxation and leisure.









Facilities

Catering Available • Historical Sites • <1hr to Airport • Walk to Village • Ideal for Kids • Private Pool • Villa • Air-Con • Walk to Beach • Ideal for Teens • Cots (Cribs) • Chef/Cook Available • Pets on Request • Beach Nearby • Walk to Restaurant • Parking Space • Wi-Fi/Internet • Seaview • Washing Machine • Outstanding Landscapes • Coffee Machine • Hairdryer • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Hot Tub •

Tumble Dryer • Dishwasher • Microwave • Safety Deposit Box • Sauna/Steam • Heating • Ideal for Babies & Toddlers

Interior & Grounds

The Villa

Interior (Main house)
- Fully equipped kitchen (first floor)
- Sitting room (first floor)
- WC
- Bedroom 1 - King-size bed, en-suite bathroom (ground floor)
- Bedroom 2 - King-size bed, en-suite bathroom (ground floor)
- Bedroom 3 - King-size bed, en-suite bathroom (first floor)
- Bedroom 4 - King-size bed, en-suite bathroom (first floor)
- Bedroom 5 - King-size bed, en-suite bathroom (second floor)
- Bedroom 6 - King-size bed, en-suite bathroom (second floor)
- 2 sofa beds*

Interior (annex)
- Laundry facilities
- Bathroom

Exterior
- Private swimming pool (24m2)
- Sunbeds
- Hot tub
- Sauna
- Seating areas
- Dining area
- Shower

Additional Facilities
- Internet/Wi-Fi
- Air conditioning
- Heating
- TV
- Dishwasher
- Microwave
- Coffee machine
- Blender
- Washing machine
- Dryer
- Iron & board
- Speakers
- Cot (on request)
- Safe
- Mini fridge (bedrooms)
- Hairdryer
- Bathrobes
- Icemaker
- Barbecue
- Parking

**Please see T's & C's*









Location & Local Information

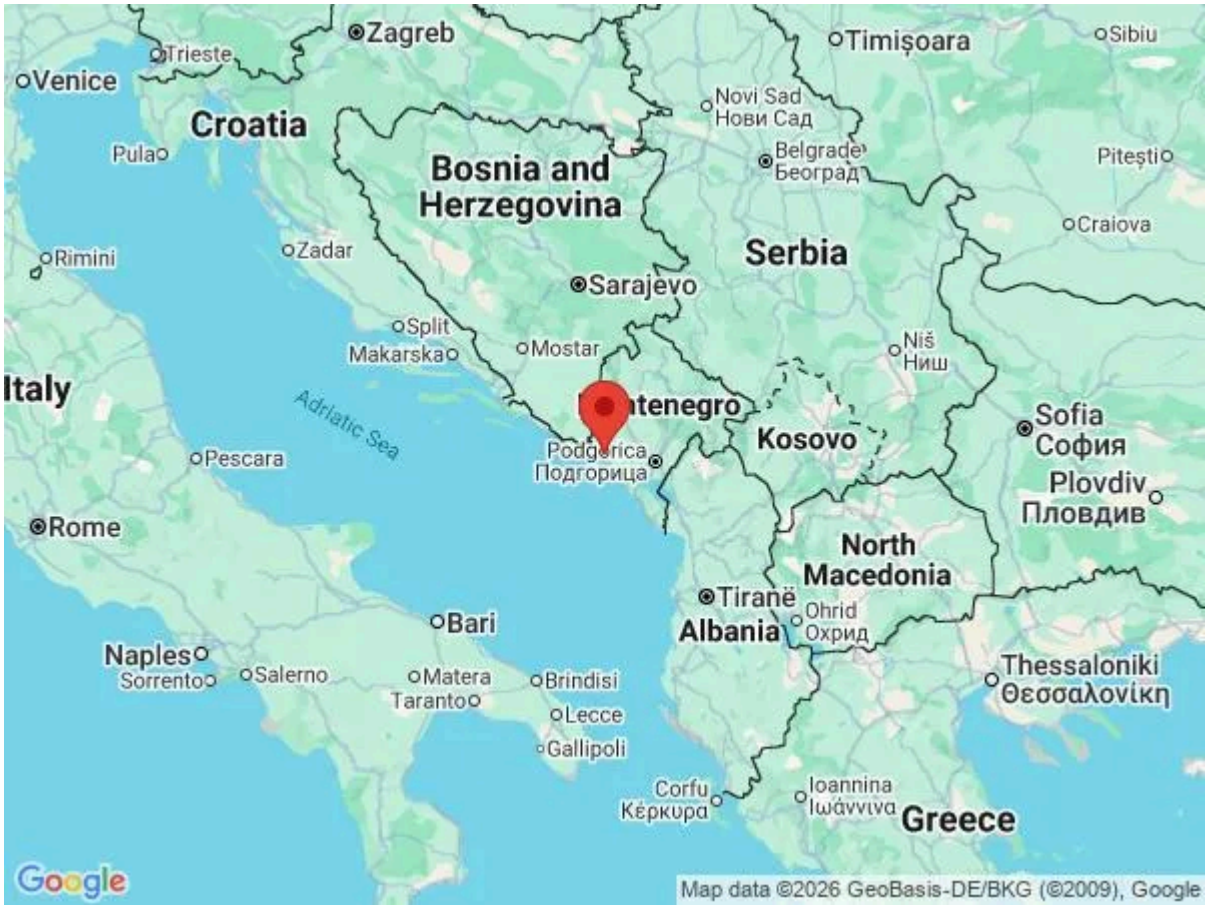
Villa Mato is located in the idyllic town of Perast, within the picturesque Bay of Kotor in Montenegro. It offers a dreamy holiday destination for those seeking tranquillity and natural beauty. Perast, a UNESCO-protected gem, exudes historic charm with its cobbled streets and Baroque architecture, inviting leisurely strolls and exploration.

The villa's prime position provides uninterrupted views of the bay, where the azure waters meet the distant mountains, creating a breathtaking backdrop for relaxation. Guests can immerse themselves in the local culture, visiting nearby attractions such as the iconic Our Lady of the Rocks Island or indulging in fresh seafood delicacies at waterfront restaurants.

With its serene atmosphere and stunning vistas, Villa Mato promises an unforgettable retreat for discerning travellers looking to unwind amidst the beauty of the Montenegrin coast.

Local Amenities

Nearest Airport	**Tivat Airport (22km)**
Nearest Village	**Perast (Walking distance)**
Nearest Beach	**Perast Beach (Walking distance)**
Nearest Shop	**Perast Market (Walking distance)**









What we love

- The villa boasts spectacular views of the Bay of Kotor and the mountains!
- Located within the UNESCO-protected Perast, the area is dappled with charming streets and historic sites.
- Looking out over Our Lady of the Rocks Island with waterfront dining, every moment in this beautiful villa is truly magical.

What you should know...

- Massages can be arranged at the villa upon request with a minimum of 24-hour notice.
- Organising parties with non-guests at the villa is not permitted under the terms and conditions, please respect this during your stay.
- The villa is located near the waterfront, so young children may need supervision whilst outdoors.

Terms & Conditions

- **Security deposit:** €2000 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.

- **Arrival time:** 4.00 p.m.

- **Departure time:** 10.00 a.m.

- **Energy costs included?:** Yes, included in the rental price.

- **Linen & towels included?:** Yes, included in the rental price.

- **Pets welcome?:** On request only and with prior agreement with the owner. Please note the owner will only accept pets smaller than 5kg.

- **Other Ts and Cs:** Weddings and any special events are on request only and subject to prior arrangement with the owner and additional charges of €800.
 Please note that any event rental may be subject to additional charges, venue hire fees and to a higher security deposit, which will be in addition to any published rental rates and fees. All events are on request only and subject to prior agreement from the owner, who reserves the right to refuse all events without their prior authorisation.
 Please note stag/hen parties are not permitted.
 Two sofa beds can be placed in two bedrooms to accommodate the extra guests.

- **Changeover day:** Flexible.

- **End of stay cleaning:** Extra £250, payable to Oliver's Travels with the balance payment. 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:** 3 nights.

- **Heating costs included?:** Yes, included in the rental price.

- **Tax:** Included in the rental price.

- **Internet access?:** Complimentary Wi-Fi internet access is included in rental price. It is good to note that the speed is dependent on the local provider and technical issues may cause reduced speed or cut of service.