

Villa Viburnum

Region: Anna Maria Island **Sleeps:** 6

Overview

Villa Viburnum is nestled on the serene north end of Anna Maria Island. As you step inside this delightful ground-level canal-front home, you are greeted by a sense of ease and comfort that's bound to make your island getaway memorable.

The moment you walk in, you will appreciate the open, inviting layout of the living area. The fully equipped kitchen is a joy to use, whether you are whipping up a hearty breakfast or a quick snack. With its modern appliances and ample counter space, it is a perfect spot for culinary creativity or just grabbing a bite before heading out for the day.

The living room is designed for relaxation after sun-soaked adventures. Sink into the comfortable seating and catch up on your favourite shows on the flat-screen TV. For those moments when you would prefer a bit of fresh air, the sliding doors lead out to the spacious screened lanai. Imagine sipping your morning coffee or enjoying an evening meal while overlooking the tranquil canal and mangroves.

The two bedrooms in Villa Viburnum are thoughtfully designed for restful nights. The primary bedroom boasts a king-size bed, a flat-screen TV, and an en-suite bathroom for added convenience. The guest room, equally comfortable, also features a king-size bed and a flat-screen TV, ensuring that everyone has a pleasant place to unwind.

Outside, the property truly shines with its private heated pool, perfect for a refreshing dip at any time of day. The pool area is complemented by a private boat deck, ideal for launching your aquatic adventures or simply soaking in the peaceful surroundings. The spacious screened lanai



extends your living space outdoors, creating an inviting atmosphere for alfresco dining or simply lounging with a good book.

And let us not forget the location. Villa Viburnum is just a short walk from Bayfront Park and the historic Rod and Reel Pier, offering a variety of leisure activities and picturesque views.

Whether you are here for relaxation or adventure, Villa Viburnum is set up to offer a delightful and enjoyable stay on Anna Maria Island.

Facilities

Wi-Fi/Internet • Waterfront • Walk to Village • Romantic • Watersports • Tennis Nearby • Cots (Cribs) • Laptop Friendly Workspace • Villa • Walk to Beach • Boat Access • Beach Nearby • Air-Con • Golf Nearby • Private Pool • Heated Pool • Ideal for Kids • Ideal for Teens • Walk to Restaurant • <1hr to Airport • Washing Machine • Tumble Dryer • Dishwasher • Microwave • Coffee Machine • Hairdryer • Ground Floor Bed & Bath • Smart TV • TV • Ceiling Fans • High Chair(s) • Parking Space • Sailing • Cycling • Outdoor Pursuit & Activities • Tourist Towns & Villages • Paragliding • Boat Trips

Interior & Grounds

The Villa

Interior

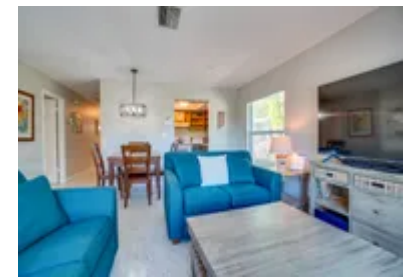
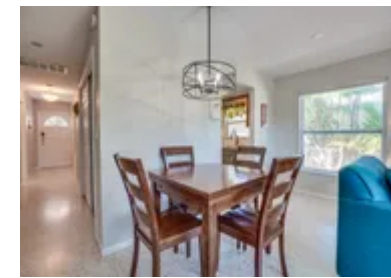
- Living Room: Spacious and comfortable, with a flat-screen TV.
- Kitchen: Fully-equipped for preparing meals and snacks.
- Dining Area: Adjacent to the kitchen for family meals.
- Primary Bedroom: Features a king-size bed, flat-screen TV, and an en-suite bathroom.
- Guest Bedroom: Also includes a king-size bed and flat-screen TV.
- Guest Bathroom: Accessible from the main living areas and guest bedroom.

Exterior

- Screened Lanai
- Outdoor space with seating for relaxing and dining.
- Private Heated Pool
- Private Boat Deck
- Outdoor Shower
- Barbecue

Additional Facilities

- Wi-Fi
- Smart TV
- Pool Towels
- Premium Bed Linens
- Premium Towels
- Washer / Dryer
- Hair Dryer
- Dishwasher
- Microwave
- Coffee machine



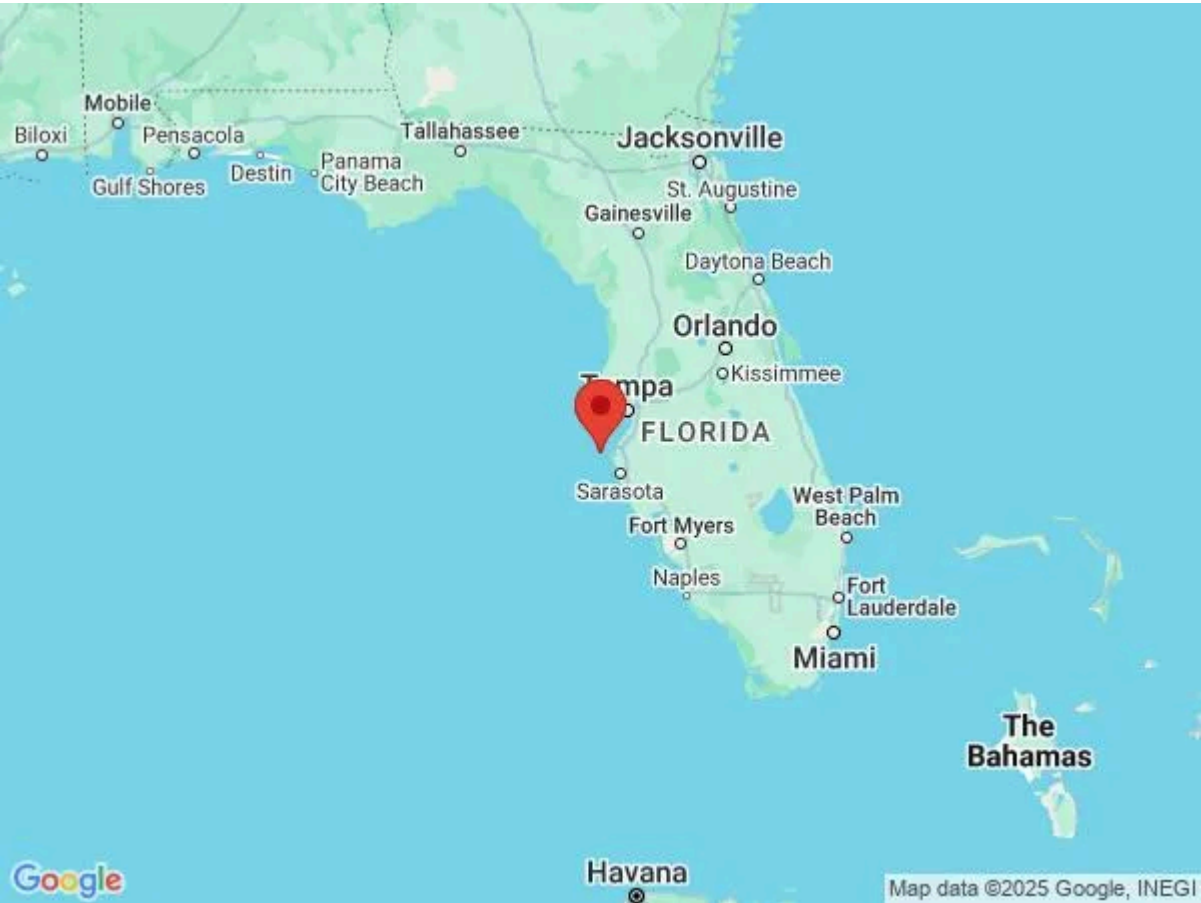
Location & Local Information

Villa Viburnum is ideally situated on the north end of Anna Maria Island, offering an exceptional holiday experience with its prime location. This charming spot places you just a short stroll from Bayfront Park and the historic Rod and Reel Pier, both renowned for their picturesque views and leisurely activities. Bayfront Park provides a serene space for picnicking, while the Rod and Reel Pier is perfect for fishing or simply enjoying the coastal scenery.

The villa's position along a tranquil canal ensures a peaceful retreat, while still being conveniently close to the island's amenities. You'll find a range of dining options, boutique shops, and local attractions within easy reach, allowing you to explore the island's unique charm effortlessly. Additionally, the north end of the island is known for its relaxed, family-friendly atmosphere, making Villa Viburnum an ideal base for both relaxation and adventure. Whether you're interested in exploring the natural beauty of the mangroves or enjoying the vibrant local culture, this location offers a delightful blend of convenience and tranquillity.

Local Amenities

Nearest Airport	Sarasota/Bradenton Airport (31 km)
Nearest Airport 2	Tampa Airport (89 km)
Nearest Town/City	Longboat Key (17 km)
Nearest Restaurant	Pizza Social (700 m)
Nearest Bar/Pub	Bortell's Lounge (800 m)
Nearest Beach	Anna Maria Beach (200 m)
Nearest National Park	Myakka River State Park (68 km)



Nearest Supermarket	Publix (6 km)
Nearest Golf	Bradenton Country Club (16 km)
Nearest Tennis	Bradenton Tennis Center (22 km)

What we love

- Enjoy a private heated pool with stunning canal views right outside your door
- Relax on the spacious screened lanai, perfect for morning coffee or evening meals
- Steps away from Bayfront Park and the historic Rod and Reel Pier

What you should know...

- A range of supplemental services including pre-stock grocery shopping and babysitting are available for an additional fee
- Please be a good neighbour by keeping the noise to a respectful level during the day and night
- Parking at the property is limited to two vehicles
- There is a sleeper sofa with pillows, linen, and comforter for the 5th and 6th guest

Terms & Conditions

- **Security deposit:** A non-refundable \$80 damage waiver charged to the client by Oliver's Travels. The waiver provides a limited damage cover in case of any damage to the property or its contents (except in the case of deliberate or reckless acts) up to the value of \$2000. Above \$2000, claims will be made to recoup the extra charges incurred to repair any damage.

- **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 allowed.

- **Changeover day:** Saturday during high-season, flexible during low-season.

- **End of stay cleaning available?:** No. \$215, payable to Oliver's Travels with the balance. This is for a standard changeover clean. Guests should be respectful of the property and leave the accommodation in a clean and tidy condition. Any extra cleaning, laundry, maintenance and/or rubbish disposal required may be charged against the security deposit.

- **Smoking Allowed?:** Smoking and Vaping are not permitted.

- **Minimum stay:** 7 nights during high-season, 4 nights during low-season.

- **Heating costs included?:** Not available.

- **Pool heating charge?:** For those who require pool heating, this is included in the rental price. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.

- **Tax:** State tax and Tourist Tax is included in rental price.

- **Internet access?:** Yes, included in the rental price.

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