Villa BaakaX

Region: Morocco **Sleeps:** 10

Overview

Framed by rustling olive trees and the scent of rose and orange blossom, Villa Baaka is a peaceful retreat just outside the Marrakech palm grove. Step through carved wooden doors into interiors curated with earthy textures, handwoven Berber art and objets d'art collected from across Morocco. Two lounges invite slow moments, one centred around a fireplace for cosy winter evenings, the other filled with daylight and crafted for gathering. The villa's five bedrooms each open to the gardens or poolside, offering their own distinct views and shaded terraces.

Outside, a long, heated pool stretches beside loungers and lanterns, surrounded by the lush hum of orchard life. There's a hammam and massage room for deep relaxation, a pétanque court under the trees, and shaded nooks for tea and conversation. Come evening, the terrace glows beneath carved lanterns and soft lighting, creating an enchanting backdrop for dinners prepared by the villa's talented cooks. This is a place to switch off, breathe deeply, and enjoy the quiet joy of Moroccan hospitality.

Please note that the kitchen is for staff usage only; guests are not allowed to cook or prepare any meal. Usage of the kitchen for nibbles (tea, coffee, sandwich, etc.) might be allowed prior to agreement with the owner/property manager.







Facilities

Villa • Wellness • <1hr to Airport • Air-Con • Ideal for Kids • Private Pool • Cots (Cribs) • Ideal for Teens • Maid Service Included • Heated Pool • Chef/Cook Available • All Bedrooms En-Suite • Ground Floor Bed & Bath • Parking Space • Wi-Fi/Internet • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Laptop Friendly Workspace • Breakfast Included • Ideal for Babies & Toddlers • High Chair(s) • Fenced Grounds

Interior & Grounds

<u>Ground Floor</u>
- Living room
- Second living room with fireplace and TV
- Dining room with magnificent petrified wooden table
- Bedroom 1: King-size bed, ensuite bathroom, air conditioning, private terrace
- Bedroom 2: King-size bed, ensuite bathroom, air conditioning, private terrace
- Bedroom 3: Twin beds, ensuite bathroom, air conditioning, private terrace

<u>First Floor</u>
- Bedroom 4: King-size bed, ensuite bathroom, air conditioning, dressing room, private terrace, private balcony
- Bedroom 5: King-size bed, ensuite bathroom, air conditioning, private terrace, private balcony

<u>Exterior Grounds</u>
- Private, heated swimming pool
- Relaxation area for hammam or massage
- Garden
- Lounge chairs on the terrace
- Outdoor dining areas
- Outdoor dining table
- Parking

Additional Facilities
- Floor mats for gym or yoga
- Pétanque and badminton court
- Soundsystem









Location & Local Information

Located just beyond the famed palm grove of Marrakech, Villa Baaka offers tranquillity within easy reach of the city's vibrancy. The villa sits in a serene residential area dotted with other fine homes and small farms, where gardens bloom with citrus and birdsong fills the air. Just a short drive brings you to the medina's bustling souks, spice stalls and architectural wonders, including the Koutoubia Mosque and Bahia Palace. There are golf courses nearby, desert excursions departing daily, and high-end spas for those seeking indulgence.

The area is steeped in history and artistry. Traditional craftsmanship still thrives in the surrounding villages, from zellige tilework to tanneries and metalwork studios. Whether wandering the shaded courtyards of Marrakech or sipping mint tea in a secret riad café, the experience is at once grounding and vivid.

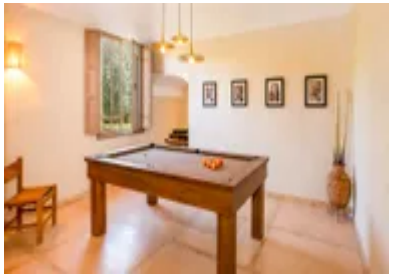
Local Amenities

Nearest Airport	**Marrakech Airport (18 km)**
Nearest Bar/Pub	**La Pergola (10 km)**
Nearest Restaurant	**Fadha'a Alzaytoon (7 km)**
Nearest Supermarket	**Atacadao Marrakech (7 km)**
Nearest Town	**Marrakech (15 km)**









What we love

- A heated pool set within beautiful mature gardens filled with fruit trees and palms!
- A private hammam and massage room for an at-home spa experience.
- Distinctive interiors featuring Berber textiles and design objects with a real sense of place.

What you should know...

- Meals are not included in the price, except for breakfast.
- The villa is in a peaceful area and requires transport for access to central Marrakech.
- Please note that the kitchen is for staff usage only; guests are not allowed to cook or prepare any meal. Usage of the kitchen for nibbles (tea, coffee, sandwich, etc.) might be allowed prior to agreement with the owner/property manager.

Terms & Conditions

- **Security deposit:** €1,500 charged to client's credit card by the owner before/upon arrival and refunded two weeks after departure, subject to full inspection.

- **Arrival time:** 3 pm

- **Departure time:** 11 am

- **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 staff live at the property in separate quarters. Fathia, Fouzia and Driss are at your disposal to offer you quality service throughout your stay.

 Please note that the kitchen is for staff usage only; guests are not allowed.

 A non-refundable 40% deposit is required to confirm a booking at this property (or full payment if booking within 12 weeks of departure).

- **Changeover day:** Flexible.

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

- **Minimum stay:** 3 - 7 nights, depending on the season. All other durations on request.

- **Heating costs included?:** Not available on this property.

- **Pool heating charge?:** Not included in the rental price, extra cost starting from €40 per day + €120 pre-heating per stay, to be paid locally.

- **Tax:** Tourist Taxes are not included in the rental price and are to be paid locally in cash on arrival (the correct total per person per night will be sent to you after booking confirmation).

- **Internet access?:** Wi-Fi internet access included.

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