Villa Athenaia

Region: Athens Riviera **Sleeps:** 9

Overview

Located in the peaceful residential neighbourhood of Agios Dimitrios in Lagonisi, Villa Athenaia is a contemporary four-bedroom property offering panoramic sea views, a private swimming pool and spacious indoor and outdoor living areas. Set across four levels, the villa provides a comfortable setting for families or groups, with the nearest beach approximately five minutes away by car.

The main living spaces are situated on the third level, where an open-plan layout brings together a comfortable lounge with a fireplace, dining area and fully equipped kitchen. Large windows provide plenty of natural light and views across the coastline, while doors open onto balconies overlooking the sea. This level also features ambient lighting, a guest WC and access to a separate rear garden patio with outdoor furniture and natural shade.

Three bedrooms are located on the pool level. The first features a king-size bed and direct access to the pool terrace, while the second has a queen-size bed and also opens onto the pool area. The third bedroom offers twin beds that can be arranged as a king-size bed upon request. These bedrooms share a bathroom with a shower and a separate WC. On the uppermost level, the spacious master bedroom features a king-size bed, an en-suite bathroom with a Jacuzzi bathtub and a private balcony with sea views.

The ground level accommodates the villa's entrance, private parking, a small gym, an additional lounge, a laundry room and a bathroom with a shower. A lift connects all four floors, while additional facilities include air conditioning, underfloor heating, Wi-Fi and satellite television with a surround sound system.

Outside, the private swimming pool is surrounded by a terrace with sun loungers and coastal views, providing a pleasant space to relax. Guests can also enjoy outdoor dining or spend time in the separate shaded garden patio at the rear of the property.

Villa Athenaia enjoys a quiet setting in Lagonisi, along the Athenian Riviera, with beaches, local restaurants and coastal attractions within easy reach by car. Its location offers a balance of privacy and convenient access to the surrounding area, making it a practical base for exploring this part of the Greek coastline.









Facilities

Helipad/Helicopter Transfers Available • Villa • Air-Con • Boat Trips • Private Pool • Sailing • Historical Sites • Ideal for Kids • Watersports • <1hr to Airport • Ideal for Teens • Special Offer • Has Offer • Has Discount

• Maid Service Available • Chef/Cook Available • Beach Nearby • Modern • Wi-Fi/Internet • Seaview • Washing Machine • Outstanding Landscapes • Outdoor Pursuit & Activities • Hairdryer • Tourist Towns & Villages • Gym/Fitness Room • Tumble Dryer • Satellite TV • Heating • Pre-Stocked Fridge Available • Spa Treatments Available • Transfers Available

Interior & Grounds

The Villa

Four bedroom luxury stylish property with private pool situated at Lagonisi area.

Ground floor
- Entrance
- Private parking
- Small gym
- Laundry room
- Bathroom
- Elevator

Second floor
- Double bedroom (king-size bed)
- Double bedroom (Queen-size bed)
- Twin bedroom (converted to double in request)
- Shared bathroom with shower

Third floor
- Fully equipped kitchen
- Living/dining area
- Guests WC

Fourth floor
- Maser bedroom (king-size bed) with balcony
- Bathroom with Jacuzzi bath

Exterior
- Sea view terraces
- Private pool
- Back courtyard
- Outdoors dining
- Sunbeds
- Private garage

Staff & Services Included:
- Every 3rd day maid service
- Meet and greet upon arrival





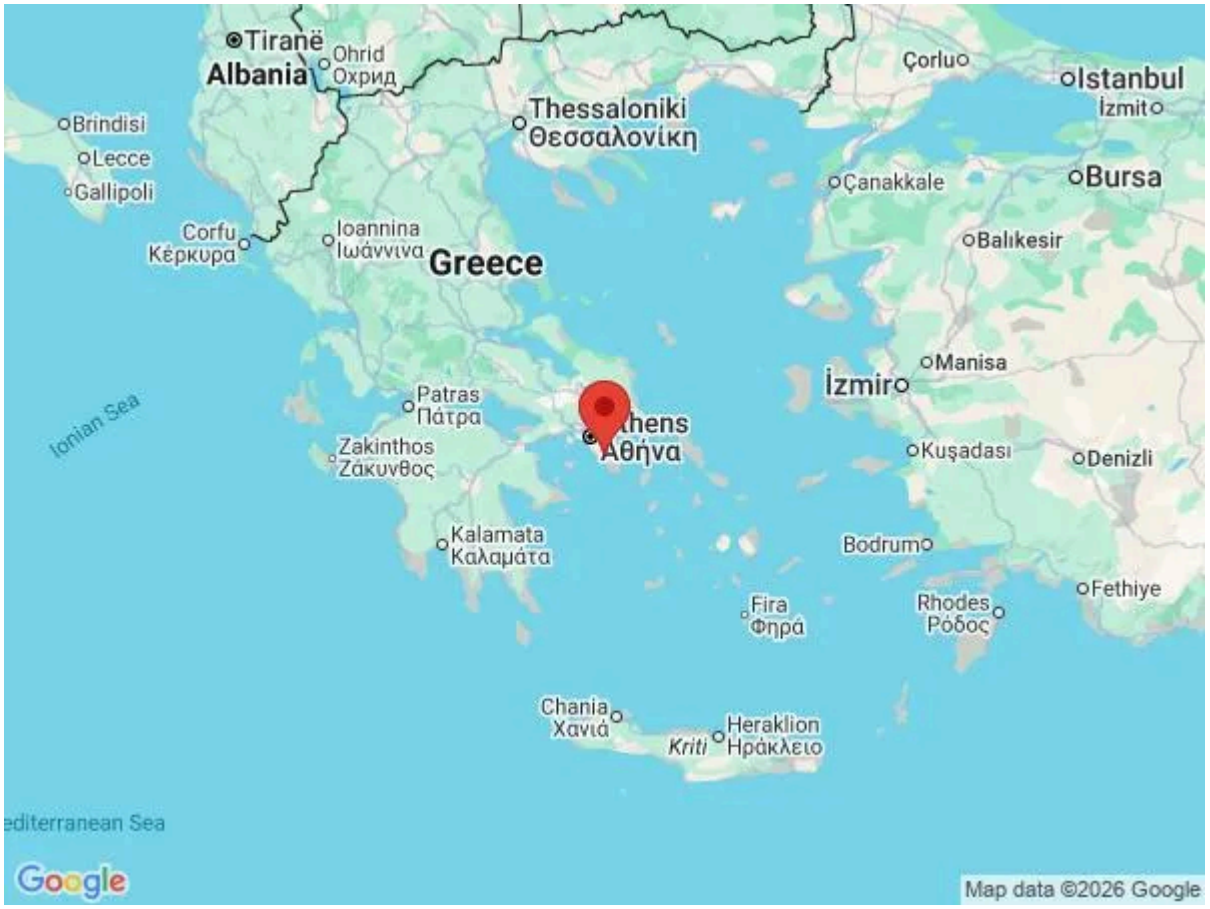




Location & Local Information

Located in the peaceful neighbourhood of Agios Dimitrios in Lagonisi, Villa Athenaia enjoys a quiet setting along the Athenian Riviera, known for its scenic coastline, sandy beaches and relaxed atmosphere. Lagonisi offers a selection of local tavernas, restaurants, cafés and shops, while several beaches and swimming spots can be reached within a short drive. The surrounding coastline is ideal for exploring nearby seaside towns such as Saronida, Anavyssos and Vouliagmeni, each offering additional dining options and coastal attractions. Further afield, guests can visit the historic Temple of Poseidon at Cape Sounion or take a day trip to Athens to discover its ancient landmarks, museums and lively neighbourhoods.

Athens International Airport - 19.5 km
Paralia Agios Dimitrios beach - 2.2 km
Althea Beach - 3.7 km
Supermarket - 1.7 km
Restaurant - 1.6 km









What we love

- Guests will love the panoramic sea views from Villa Athenaia's balconies, living areas and private pool terrace.
- The villa's private gym and lift add convenience and comfort throughout the stay.
- Guests will appreciate the peaceful residential setting, while still being just a five-minute drive from the beach.

What you should know...

- The villa accommodates up to nine guests, with the ninth guest sleeping on a sofa bed.
- The nearest beach is approximately five minutes away by car, so hiring a car is recommended for exploring the surrounding area.
- Airport transfers and additional services, such as spa treatments, can be arranged at an extra cost.

Terms & Conditions

- **Security deposit:** €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:** 16.00

- **Departure time:** 10.00

- **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 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?:** Not permitted

- **Minimum stay:** 5 nights

- **Internet access?:** The property has complimentary Wifi connection. It is good to note that the speed is dependent on local provider and technical issues may cause reduced speed or cut of service.

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