Kompsos Villa

Region: Heraklion **Sleeps:** 13

Overview

Perched on a hillside overlooking the sparkling Aegean Sea, Blue Key Villa is an exceptional retreat designed for larger groups and families seeking both space and privacy. Finished to a high standard throughout, the villa is arranged across three levels, offering multiple living areas, fully equipped kitchens, and a range of premium wellness facilities.

On the lower ground floor, guests will find a comfortable living area and a fully equipped kitchen, creating an ideal self-contained space. This level is also home to the villa's impressive Hammam-style marble steam room, which can accommodate up to eight guests, alongside gym equipment for those wishing to maintain their fitness routine while away. Two spacious double bedrooms, each with an en-suite bathroom, complete this floor.

The ground floor centres around another bright and welcoming living area and a fully equipped kitchen with dining facilities. Large doors open towards the pool terrace, allowing indoor and outdoor living to blend seamlessly. This level also features a double bedroom with an en-suite bathroom, as well as a convenient guest WC.

Upstairs, the first floor has been thoughtfully designed with families in mind. Children will love the unique triple bedroom complete with a fun slide, while a separate bathroom is located just outside the room. Two further double bedrooms offer comfortable accommodation, each benefiting from access to its own bathroom, providing added privacy for guests.

Outside, the villa truly comes into its own. The stunning infinity swimming pool enjoys uninterrupted sea views, while younger guests can make the most of the children's pool and playground. Several terraces are furnished with comfortable seating areas, perfect for relaxing in the sunshine or enjoying an evening drink. The outdoor kitchen, complete with a grill and traditional wood-fired oven, creates a wonderful setting for al fresco dining, whether preparing a leisurely lunch or gathering together for a memorable sunset feast.

With its breathtaking views, generous living spaces and excellent facilities, Blue Key Villa is the perfect choice for families and groups looking to experience the beauty of the Aegean in style.









Facilities

Great Value • Air-Con • <1hr to Airport • Ideal for Kids • Private Pool • Wellness • Ideal for Teens • Heated Pool • Maid Service Available • Cots (Cribs) • Beach Nearby • Instagrammable • Saltwater Pool • Modern • Ground Floor Bed & Bath • Wi-Fi/Internet • Outstanding Landscapes •

Outdoor Pursuit & Activities • Hairdryer • Tourist Towns & Villages • Spa/Massage • Pool/Snooker • Indoor Games • DVD • Gym/Fitness Room • Hot Tub • Safety Deposit Box • Smart TV • Sauna/Steam • Outdoor Games • Transfers Available • Ideal for Babies & Toddlers • High Chair(s)

Interior & Grounds

The Villa

Kompsos Villa is a contemporary 6-bedroom villa sleeping 13 guests with a private pool overlooking the bay of Aghia Pelagia.

Lower Ground Floor/Garden Level
- Living area
- Fully-equipped kitchen
- Hammam Style marble steam room for 8 people
- Gym equipment
- Bedroom with double bed and en-suite bathroom
- Bedroom with double bed and en-suite bathroom

Ground Floor/Pool Level
- Living area
- Fully-equipped kitchen with dining facilities
- Bedroom with double bed and en-suite bathroom
- WC

First Floor/Upper Level
- Children's triple bedroom with slide and bathroom outside the room
- Bedroom with double bed en-suite bathroom
- Bedroom with double bed and en-suite bathroom (just outside the room)

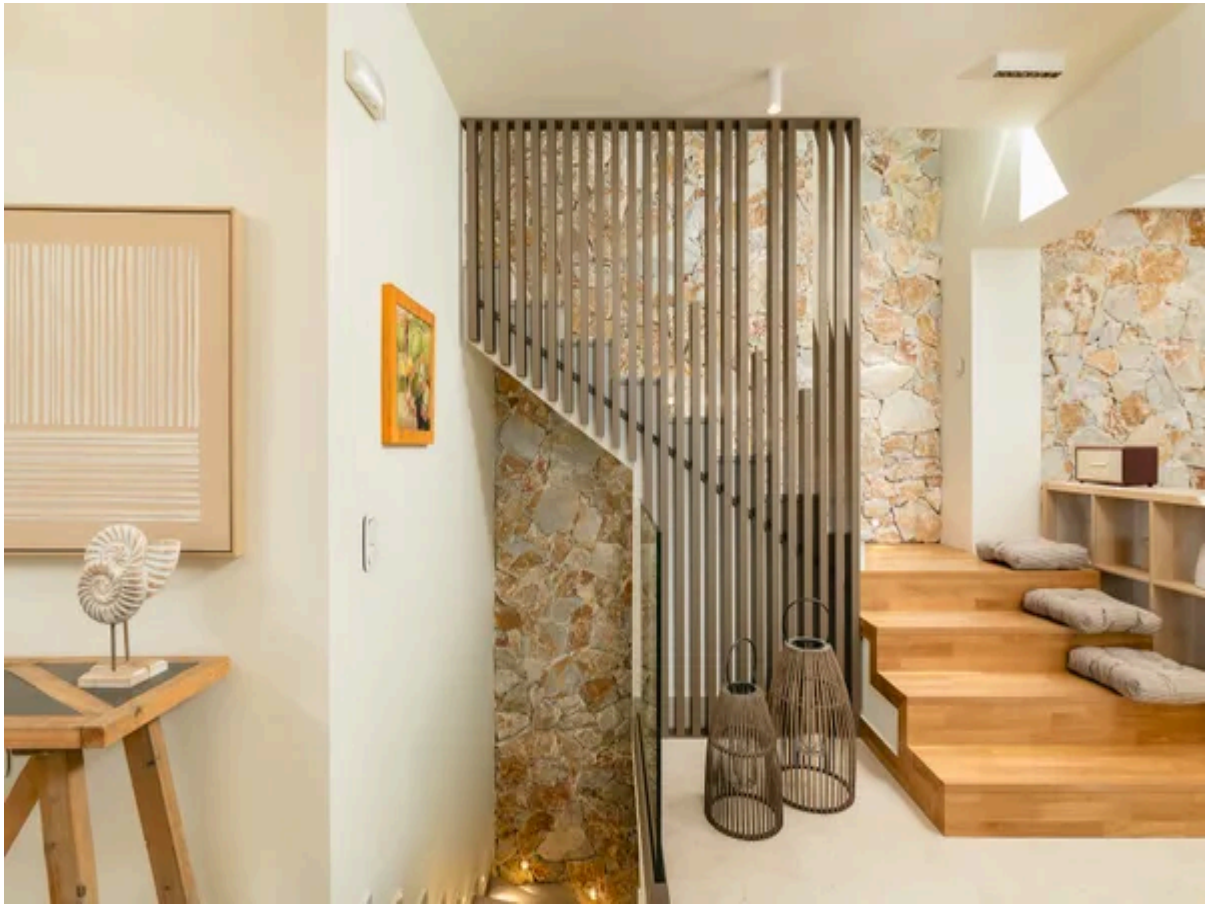
Exterior Grounds
- Private swimming pool (5m x 8m)
- Hydromassage mini pool
- Children's play area
- Terraces
- Dining facilities
- Gas barbecue
- Pizza oven

Additional Facilities
- Wi-Fi
- Air conditioning
- 4k TVs
- Pool table
- Bathrobes & slippers
- Hairdryer
- Safe deposit box
- Travel cot & highchair available on request
- Parking









Location & Local Information

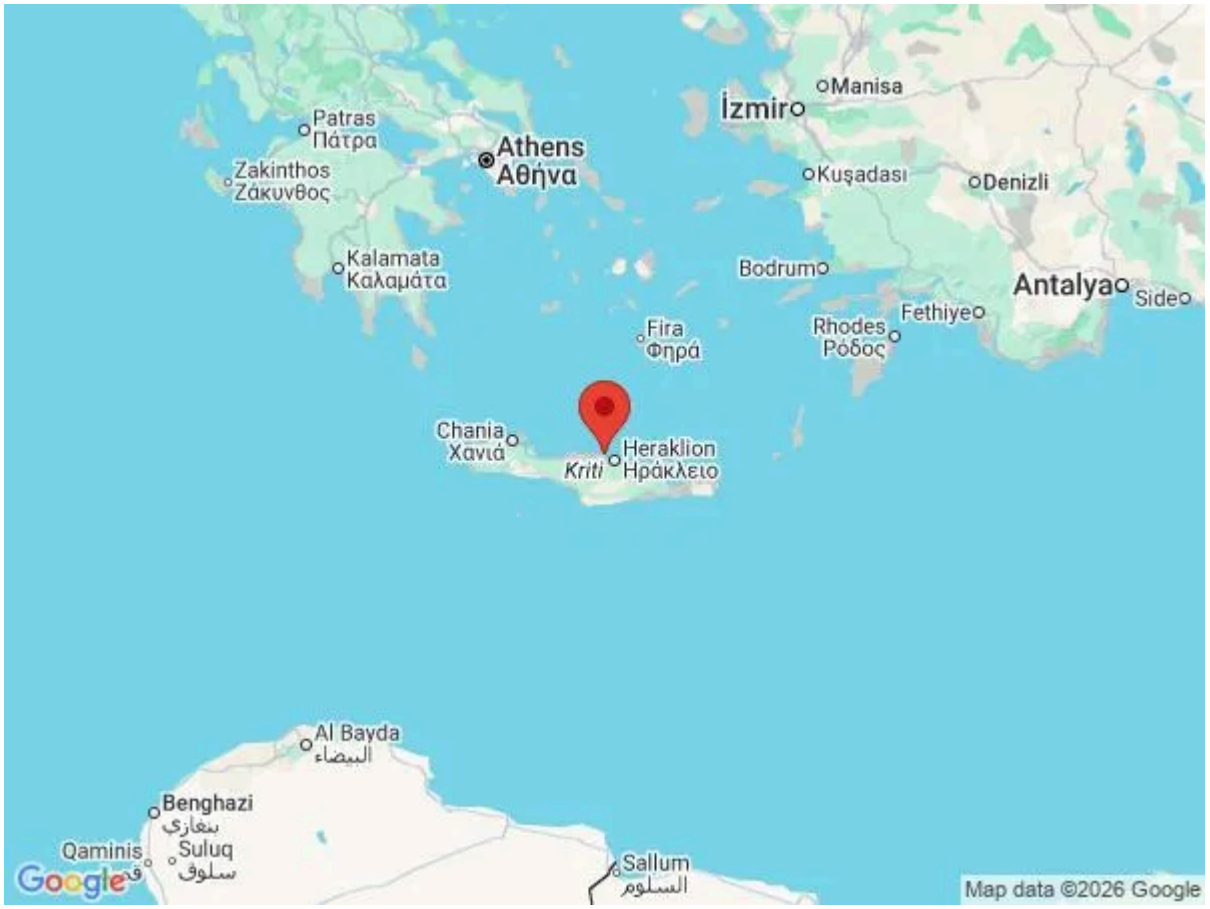
Agia Pelagia is one of Crete's most charming coastal resorts, offering a relaxed atmosphere that makes it particularly popular with families and couples seeking a peaceful Mediterranean escape. Originally a traditional fishing village, the resort has retained much of its authentic character while providing a welcoming selection of restaurants, waterfront tavernas, cafés and local shops. Its picturesque setting, nestled around a sheltered bay, creates a laid-back environment perfect for enjoying long days by the sea.

The resort's sandy beach is one of the highlights of the area, with calm, crystal-clear waters ideal for swimming, snorkelling and a variety of water-based activities. The protected bay offers excellent visibility beneath the surface, making it easy to discover colourful marine life along the rocky edges of the coastline. Whether you prefer relaxing on a sun lounger or exploring the shoreline, Agia Pelagia provides the perfect setting for a day by the water.

For those wishing to experience more of Crete's vibrant culture and nightlife, the island's capital, Heraklion, is just 20km away. Here, visitors can enjoy a wider range of shopping, dining and entertainment options, from stylish cocktail bars and lively clubs to historic attractions and bustling waterfront promenades. Combining the tranquillity of a traditional seaside resort with easy access to the amenities and attractions of Crete's largest city, Agia Pelagia is an excellent base for a memorable island holiday.

Local Amenities

Nearest Airport	**Heraklion Airport (21.8km)**
Nearest Town/City	**Heraklion (19km)**
Nearest Village	**Agia Pelagia (12km)**
Nearest Restaurant	**Mythos Restaurant, Agia Pelagia (12.6km)**
Nearest Supermarket	**Mini Market, Mades (8.4km)**
Nearest Beach	**Mades Beach (8.7km)**









What we love

- The whirlpool adjoins the main pool, so perfect for small children – they can splash happily here!
- The outdoor dining area – it's the perfect place to gather, enjoying local ingredients cooked on the grill and wood oven, while enjoying the sensational sea views
- The local beaches are great – choose from either the family-friendly sandy beach in Agia Pelagia with its beach bars, or head further round the coast for the rocky coves and ruins at Fylakes

What you should know...

- One of the bedrooms on the first floor has twin beds, and an extra bed too – great for children who can share.
- The villa is in the hills so car hire is recommended. Take advantage of the independence renting a car will offer you and explore the local area – there's masses to see and do
- Additional beds can be added upon request

Terms & Conditions

- **Security deposit:** There is no security deposit, but should there be any damage or loss caused by you or your guests during your stay you will be liable for the cost.

- **Arrival time:** 15.00

- **Departure time:** 11.00

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

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

- **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:** 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. There is a midweek maid service included.

- **Smoking Allowed?:** No smoking

- **Insurance:** Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, personal belongings, personal liability and any accidental damage caused during their stay.

- **Minimum stay:** Please note that there is a 4-night minimum stay, this is increased to 6-nights across peak dates

- **Pool heating charge?:** For those who require pool heating, there will be an additional charge of €300 per week (to be paid cash upon arrival). Please request at the time of booking. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures. *In order heating to be efficient the pool cover needs to be placed on the pool every evening by the guests.

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

- **Pool towels included?:** Yes, also bathrobes

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