Moradia Marinhas

Region: Portugal **Sleeps:** 10

Overview

Situated within a tranquil community, this generously sized and contemporary villa boasts proximity to the sprawling sandy beaches of Esposende, reachable on foot. The villa's expansive dimensions are adorned with tasteful decorations and furnishings of notable quality.

The inside exudes an elevated design standard, adorned with elegantly chosen furnishings that provide comfortable seating. Alongside the private swimming pool, guests are granted access to a tennis court, a compact 5-a-side football field - an enjoyable feature for children and adults - and a volleyball court.

The villa remains pleasantly cool, thanks to full air conditioning. The historic fishing village of Esposende is approximately 3,000 meters away, where an assortment of shops and restaurants await alongside a splendid beach flanked by sand dunes. Within a mere 5-minute stroll, the Quinta da Barca golf course beckons. For those inclined towards equestrian pursuits, a horse riding centre lies just a 5-minute drive away. The urban centre of Oporto can be reached within 30 minutes by car, with its historic district classified as a World Heritage Site.

Regarding accommodation, the ground floor encompasses a contemporary fully-fitted kitchen with a dining area that opens up to the front garden. The spacious living and dining area offers inviting seating and has satellite TV, a DVD player, a video, and a music centre. French windows lead out to the pool area. Additionally, there is a twin bedroom with doors opening onto the front garden and an adjoining double bedroom with an ensuite bathroom, which also opens to the pool area. A guest toilet, laundry room, and garage complete this level.

Moving to the upper level, you'll find a double bedroom









with an ensuite bathroom and TV, a twin with an ensuite bathroom, and the master double bedroom. The master bedroom features an ensuite bathroom, a TV, and a private balcony overlooking the swimming pool.

The outdoor space features a private gated pool measuring 12 by 5 meters, with depths ranging from 1.10 to 2.20 meters. For sports enthusiasts, the villa offers a tennis court, volleyball net, and a 5-a-side football ground. The well-maintained extensive gardens feature charming palm trees and a designated barbecue area, ideal for outdoor gatherings.

Facilities

<1hr to Airport • Walking/Hiking Paths • Horse Riding • Ideal for Kids • Tennis Court • Historical Sites • Air-Con • Great Value • Recommended • Wine Tasting • Private Pool • Villa • Ideal for Teens • Chef/Cook Available • Cots (Cribs) • Has Discount • Has Offer • Special Offer • Beach Nearby • Ground Floor Bed & Bath • Parking Space • Wi-Fi/Internet • Washing Machine • Coffee Machine • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Pool/Snooker • Table Tennis • Games Room • Indoor Games • Dishwasher • Microwave • Outdoor Games • Badminton • Mini-football goals • Soccer • High Chair(s) • Fenced Grounds

Interior & Grounds

Ground Floor
- Ample living room with comfortable seating, satellite TV and access to the garden
- Well equipped kitchen with breakfast bar, dining for 8 people and access to a terrace
- Games room with a sofa, table tennis and pool table
- Laundry room with washing machine
- Bedroom with double bed, access to the pool area and en-suite bathroom
- Bedroom with two single beds and access to a garden

First Floor
- Master bedroom with double bed, access to a private balcony and en-suite bathroom
- Bedroom with two single beds and en-suite bathroom
- Bedroom with double bed and en-suite bathroom

Exterior Grounds
- Private swimming pool (12 x5 m; depth 1.1 - 2.2, ladder acces)
- Large terrace and garden area
- Various sun loungers
- Outdoor dining
- Covered terrace
- Garden furniture
- Tennis court
- Volleyball net
- Parking space
- Charcoal barbecue

Additional Facilities
- Wi-Fi connection
- Air conditioning
- Washing machine
- Cot and high chair
- Hair dryer

Tourist License: 23881/AL









Location & Local Information

The resort town of Esposende is approximately 3 km from the villa and is the best place for doing your food shops as well as for enjoying days out. Its unique location on the Costa Verde sees the Cávado River estuary bordering the beach, meaning a range of water sports are on offer in Esposende. Try surfing or paddleboarding on the ocean waves or take a kayak down the river to see the natural beauty of the area in all its glory.

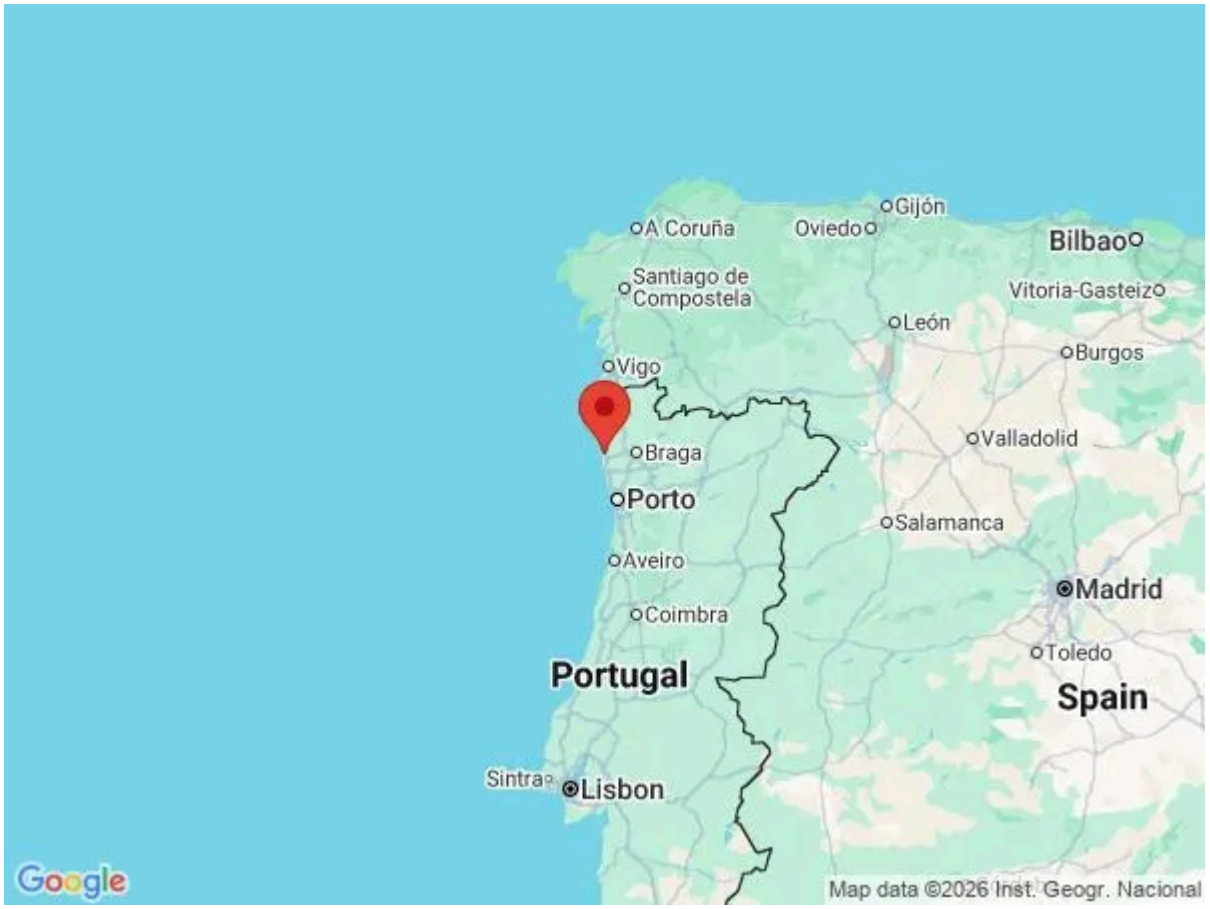
Take a nature walk down towards the river estuary where you can bird watch or take advantage of the wonderful coastal views from viewing platforms along the trail. If you prefer keeping your feet on dry land and like more energetic activities, go horse riding or mountain biking through the Minho countryside.

Within Esposende town centre are a number of cultural attractions to explore. The Maritime Museum tells the story of the community's fishing heritage and Esposende Museum also features exhibitions detailing the town's links to the sea. Igreja Matriz de Esposende is well worth a visit too, with the church featuring wonderful Baroque details inside and out.

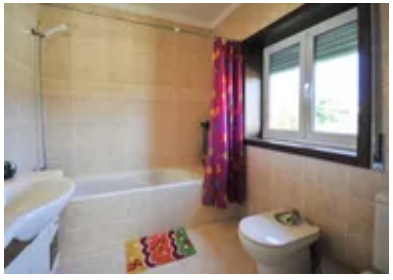
Just under a 30-minute drive will take you to the town of Barcelos that's famous for the national symbol of the cockerel and you'll see ceramic examples of them almost wherever you go. There's also a fascinating ceramics museum that will explain the legend behind these quirky town features. Admire the diverse sculptures that are dotted all around the museum and try your hand at making your own piece of pottery when you take part in a workshop.

Local Amenities

Nearest Airport	**Porto Airport (43 km)**
Nearest Village	**Esposende (3 km)**
Nearest Town/City	**Porto (50 km)**
Nearest Restaurant	**O Carteiro (2 km)**
Nearest Bar/Pub	**Bisculus Bar (2 km)**
Nearest Supermarket	**Continente Modelo (2 km)**
Nearest Beach	**Praia de Esponsede (5 km)**
Nearest Golf	**Estela Golf Club (14 km)**









Nearest Tennis	**Igor Tennis Academy (4 km)**

What we love

- The villa is located within a quiet community, making it ideal for families
- It's just a short drive to the beautiful beaches at Esposende
- The outside space is extensive, with swimming pool, terrace and lawned sports areas
- Huge kitchen/dining area for cooking, socialising and eating together

What you should know...

- A housekeeper lives on the estate in a separate cottage, but the villa is entirely independent and private
- The swimming pool is only partially fenced, so take care with younger children
- Despite other properties being close by, the villa is not overlooked and the garden is well-screened

Terms & Conditions

- **Security deposit:** €450 charged to client's credit card as a pre-authorisation two weeks before arrival and refunded two weeks after departure, subject to full inspection.

- **Arrival time:** Between 4 - 7 pm

- **Departure time:** 10 am

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

- **Linen & towels included?:** Linen included in the rental price; towels are NOT included in the rental price, please enquire.

- **Pets welcome?:** Not allowed.

- **Other Ts and Cs:** First cot and high chair included in the rental price; please enquire before arrival.

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

- **Minimum stay:** 5 nights during low season. All other durations on request.

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

- **Pool heating charge?:** Not available on this property.

- **Tax:** Tourist tax is currently not required within the municipality of this villa, however many councils are introducing this across Portugal, so you may be required to pay this at time of travel.

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

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