

# Villa Miradorio

**Region:** Italian Lakes **Sleeps:** 14

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## Overview

Villa Miradorio is a fabulous and beautifully-appointed villa that sits by Lake Como, close to the heart of Pianello del Lario village. The views across the water and to the mountains beyond are simply spectacular. And they can be enjoyed from inside the villa's comfortable interior, as well as from the wonderful outside space. The pebble beach is practically on the doorstep, with a public footpath between the villa and the shore leading to other picturesque lakeside spots.

Spacious and comfortable, Villa Miradorio offers accommodation that's ideally suited to large groups. Rooms feature a tasteful combination of classic pieces of furniture and plenty of modern conveniences, making this an ideal holiday home for rest and relaxation.

On the ground floor is a bright and airy living room with comfortable sofas for chatting and socialising. French doors take you straight out onto the terrace with panoramic lake views. Meals are also sociable and lively affairs, with the table in the formal dining room seating up to 14 people. There's also a fully-fitted kitchen and a games room to keep the children happy and entertained.

The eight first-floor bedrooms at Villa Miradoria are all light and many also have clear views over the lake. There are five air-conditioned double bedrooms, with two of them also having an adjoining single bedroom, perfect for families. Some bedrooms have access to a balcony terrace with outdoor seating for soaking up the views and atmosphere. There are six well-appointed bathrooms to be found over the two floors.

The large terrace is home to an outdoor dining area, as well as sun loungers for chilling out on. Around the terrace are lawns dotted with colourful plants and flowers. There's also a private, heated swimming pool that can be covered.

With a pebble public beach just a few minutes' walk away, you can get involved with some of the most popular activities in this area in no time at all. Go swimming, windsurfing, waterskiing and sailing to fully appreciate the natural beauty of Lake Como.

Many of the Italian Lakes' other picturesque towns are within easy reach, either by ferry or car. Visit the charming town of Bellagio and impressive Villa Carlotta in Tremezzo with its beautiful botanical garden.



## Facilities

Walking/Hiking Paths • Walk to Village • Romantic • Canoeing/Kayaking • Air-Con • Ideal for Kids • Fishing • Historical Sites • Sailing • Wine Tasting • Private Pool • Walk to Beach • Ideal for Teens • Cots (Cribs) • Has Discount • Heated Pool • Special Offer • Pets on Request • Chef/Cook Available • Beach Nearby • Indoor Pool • Beachfront • Ground Floor Bed & Bath • Wheelchair Access • Walk to Restaurant • Parking Space • Waterfront • Wi-Fi/Internet • Lakes and Mountains • Washing Machine • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Table Tennis • Games Room • Indoor Games • DVD • Tumble Dryer • Dishwasher • Satellite TV • Heating • Transfers Available • Ideal for Babies & Toddlers • High Chair(s)

# Interior & Grounds

## The Villa (600m2)

Villa Miradorio is a typical lakefront Italian villa offering uninterrupted views over Lake Como. Featuring 8 bedrooms, the villa can accommodate up to 14 guests over two floors.

### Ground floor

- Spacious and bright living room with sofas, satellite TV and doors opening directly onto the panoramic terrace
- Fully equipped kitchen
- Large dining room with seats for 14 people
- Games room for children with table tennis and other toys (can be used as bedroom on request)
- Bathroom with shower and accessible facilities (please enquire for more information)
- x 2 guest toilets
- Laundry room with washing machine and dryer

### First floor

- x 5 Bedrooms with double beds and en-suite bathrooms (two bedrooms share access to terrace)
- x 2 Bedrooms with a single bed adjoining to two of the double rooms, making them ideal for children
- Bedroom with twin beds

## Outside Grounds (800m2)

- Heated swimming pool (8 m x 5m, depth 1,2 m) with safety cover. Open approximately mid-May to mid-September
- Terrace
- Sun loungers
- Barbecue
- Parking spaces (max 6 cars)

## Facilities

- Wi-Fi
- Air-conditioning
- Heating
- Safe
- Telephone (charged on usage)



## Location & Local Information

With a public footpath running along the boundary of the villa, enjoying a lakeside stroll couldn't be easier. A pebble beach is just a 'stone's throw away' too. Here you can go swimming in the lake, as well as windsurfing, waterskiing and sailing.

Keep walking along Lake Como to reach the centre of Pianello del Lario village with its shops, restaurant, bank and post office. You can keep walking along the promenade to take in picturesque lake views and charming towns along the way.

Just behind the villa is a boat museum that features hundreds of lake boats dating from the 19th century to more modern times. It's a great way of learning about Lake Como's nautical history over the last couple of centuries.

Former fishing village, Santa Maria Rezzonico (4km), is further south along the lake from the villa. Its narrow streets are full of archways and stairways, creating a maze-like feel to the town. Along with plenty of beautiful stone buildings, there are several historic sites of interest. These include ornate 14th-century church of Santa Maria Assunta and the towering castle that overlooks the town.

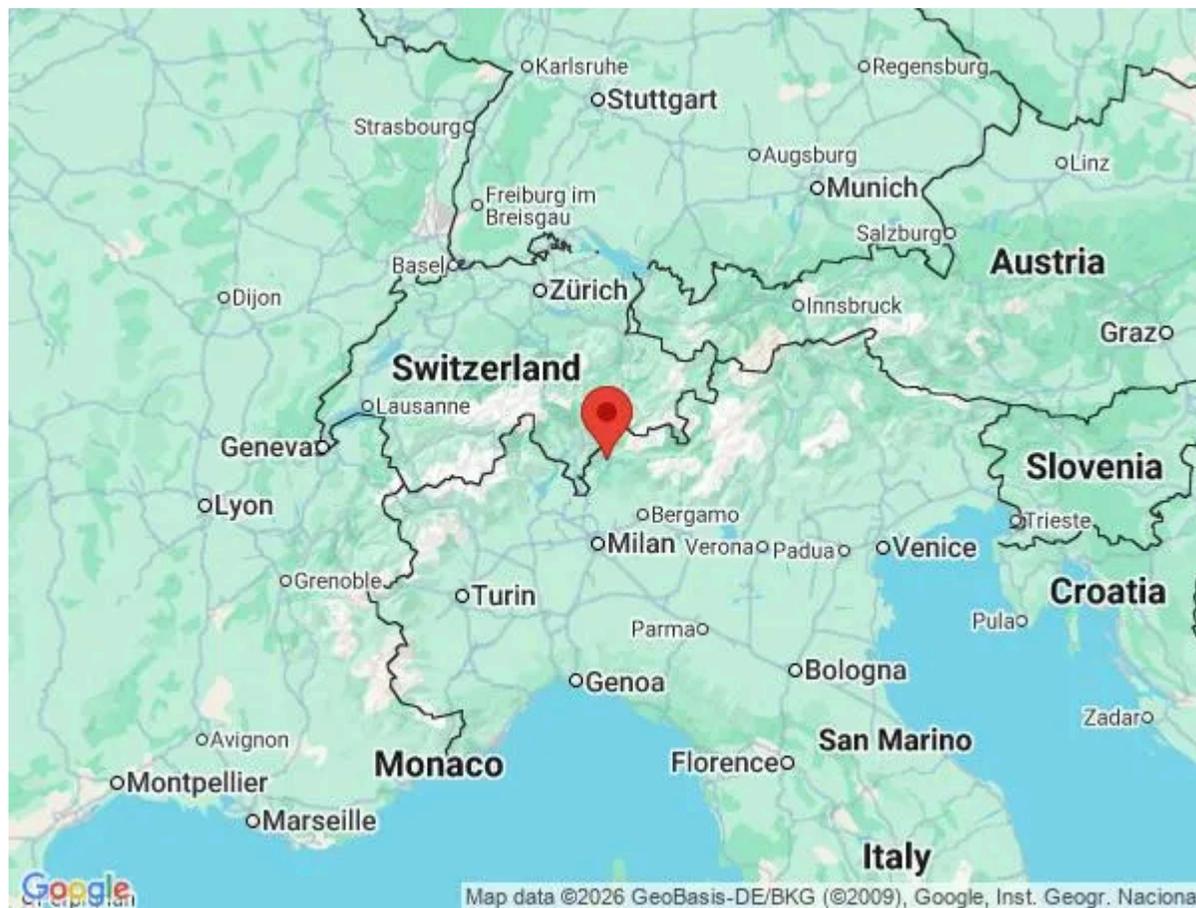
The old town of Menaggio (10km) is well worth a visit, with a mostly-ruined, medieval castle and its walls that you can walk along for spectacular lake views. There's also a Lido by the water with swimming pools, a sandy beach and plenty of activities for children.

Walk around the lovely botanical garden that's full of ancient trees and colourful plants at Villa Carlotta in Tremezzo (15km). Also marvel at the extensive art on show inside the museum housed inside the villa.

Be sure to visit the cosmopolitan city of Como (46km) to enjoy its historic centre, shops, restaurants and café culture. You can also catch the train to stylish Milan from here.

## Local Amenities

Nearest Airport	<b>Milano Malpensa (95 km)</b>
Nearest Airport 2	<b>Milano Linate (120 km)</b>
Nearest Airport 3	<b>Orio Al Serio (100 km)</b>
Nearest Village	<b>Pianello del Lario (600 m)</b>
Nearest Town/City	<b>Menaggio (10 km)</b>



Nearest Restaurant	<b>Pianello del Lario (600 m)</b>
Nearest Bar/Pub	<b>Pianello del Lario (600 m)</b>
Nearest Beach	<b>(50 m)</b>
Nearest Supermarket	<b>Pianello del Lario (600 m)</b>
Nearest Shop	<b>(350 m)</b>

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## What we love

- The pebble beach is practically on the doorstep, with a footpath between the villa and the shore leading to other picturesque lakeside spots
- Stunning location on Lake Como with idyllic views over both the water and surrounding mountains
- The large, elegant and tastefully-furnished rooms throughout
- There are plenty of leisure facilities on offer, including a games room, private pool and garden

## What you should know...

- A public footpath runs between the villa and the lake shore.
- For larger parties it is possible to also rent sister property Villa Ferrara (<https://www.oliverstravels.com/italy/italian-lakes/lake-como/villa-ferrara/>) (sleeps 12) virtually next door - please follow links for more information.
- A car is highly recommended to explore the local area.
- Villa Miradorio sleeps 10 guests across 5 double bedrooms. An extra 4 guests can be accommodated across a twin bedroom and 2 bedrooms with single beds, which may be better suited to children.
- Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking.
- Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager.

# Terms & Conditions

- **Security deposit:** €1000 payable in credit card to the owner upon arrival or one month before and refunded upon departure subject to full inspection.
- **Arrival time:** 4.00 p.m. to 7.00 p.m. Check-in outside this time may be subject to an extra cost. Please enquire for more details.
- **Departure time:** 10.00 a.m.
- **Energy costs included?:** Yes.
- **Linen & towels included?:** Yes (Linen changed twice a week, towels changed daily).
- **Pets welcome?:** On request only and with prior agreement with the owner.
- **Other Ts and Cs:** Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking. Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager.
- **Changeover day:** Saturday. All other changeover days on request.
- **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?:** Outside only.
- **Minimum stay:** 7 nights. All other duration on request.
- **Heating costs included?:** Yes.
- **Pool heating charge?:** Extra cost, payable locally, from mid-September to mid-May. Outside of these dates, the pool can be heated at an extra charge (upon request only). Pool heating must be requested in advance as it is necessary to turn on the heater 36 - 72 hours before use. Once the minimum temperature is reached, a minimum of 12 hours per day of heating is required to maintain the temperature. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- **Tax:** Italian Visitors Tax payable in cash locally (typically costs approximately between €1-€10 per person per night- please enquire if exact amount is required).
- **Internet access?:** Wi-Fi connection included.
- **Pool opening dates?:** The pool is open and heated approximately mid-May to mid-September. Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.