



## Villa Katerina

### 2 Bedroom Villa with Private Pool

#### GEROSKIPOU, PAPHOS, CYPRUS

- Sleeps 2 - 4
- Air conditioning & Wi-Fi
- Exquisite 10m secluded overflow pool
- Walking distance to taverna
- Close to Kato Paphos 1.5km, beach 800m & Harbour
- Mosquito netting on windows & sliding doors
- 2 shower rooms, both with WC



*Rural villa secluded in a pecan grove. Exquisite 10m private pool. 2 bicycles. Sandy beach/taverna: 800m. Kato Paphos nightlife, shops & village: 1.5km. Local bus for Paphos Airport and harbour. Wi-Fi. 2 adult discounts*

Villa Katerina is beautifully located in a pecan nut grove in the countryside on the edge of Paphos, just 20 minutes' drive from Paphos airport. Some clients who repeat book here do not hire a car as there is a bus stopping on the main road (500m), that can deliver you from Paphos Airport, and we leave a map showing you how to walk to the beach, Kato Paphos or Geroskipou village.

Villa Katerina has been finished to a high standard by the owner Lambros, whose welcoming attitude (friendly but not intrusive) and hospitality to our guests has ensured the repeat bookings here. The free-range eggs and locally grown fruit and vegetables have also been a success.

It has a homely feel, is open plan, and as well as having air conditioning throughout, has mosquito mesh on all windows, to allow cool air in without bugs, and there is a fireplace to make it cosy in cooler months.

The jewel in the crown here is the enormous stunning 10m hand mosaic tiled private pool, a real touch of luxury, and better than most pools on the island. At a depth of 1.6m all over you can swim lengths without knocking your knees on the bottom, or use it as a "jogging pool", which is great exercise too.

The secluded south facing sun drenched terraces are ideal for relaxing and eating al-fresco. The property has fencing all around and the poolside cannot be overlooked.



To keep in touch with the outside world Wi-Fi Internet access is provided, and you have TV with local channels and News. We are pleased to advise you that a 2<sup>nd</sup> shower room with WC has been added, so the villa is now ideal for 2 couples sharing.

Geroskipou village is nearby and has a good selection of tavernas and bars, and a beautiful new pedestrian area near the church. This area is protected from development of houses, and there are sports of all types nearby including the Water park at approx. 500m. Fish Taverna is 800m next to the sea.

We offer 2 adult discounts, by email, on selected dates.

## ACCOMMODATION

### Downstairs:

- All on ground floor and on one level:
- Open-plan air conditioned lounge is comfortably furnished and has air conditioning and a fire place
- French doors to poolside and covered shaded terrace, ideal for outdoor dining
- Well equipped kitchen includes oven, hob, dishwasher, washing machine, microwave, filter coffee machine, toaster, kettle, iron & hairdryer
- Open plan dining area has quality wooden table and chairs
- Air conditioned double bedroom
- Air conditioned twin bedroom. Both have lovely views of the orchard
- En suite shower & WC (not wide enough for a wheelchair)
- Shower & WC (not wide enough for a wheelchair)
- The windows have mosquito mesh which will allow you to keep the villa cool by having windows open without allowing bugs in, and the bedrooms have blackout blinds.

### Outside:

- Private pool: 10m x 5m (depth 1.60m all over). Tiled with overflow feature, Roman Steps & handrail
- Built in BBQ
- Terrace with table and 4 chairs
- 4 sun loungers, umbrellas
- Shower
- Pool and poolside side has illumination at night
- Gated and fenced garden
- Shaded area in pecan grove for private parking

## LOCAL AREA

Geroskipou village is nearby and is worth exploring by foot. It has a good selection of tavernas and bars, and a beautiful new stone built contemporary pedestrian area blending well with the colours of the unusual 5 dome Byzantine church of Agia Paraskevi in the square. The small museum here is well worth a visit.

Geroskipou is where they make the sweet Cyprus delights, basket ware and pottery, visibly displayed outside the small shops. On the outskirts of Geroskipou, direction Airport B6 you can find clients favourite Costas Tavern, excellent for meze.



This area from the village to the sea is protected from development of houses, and there are sports of all types nearby including the Water park at approx. 500m and horse riding.

The walk to the Blue Flag Geroskipou beach of sand and pebble (800m) is easy, and the local bus stopping on the main road (500m), for the football fields next door, also goes to the beach, Kato Paphos, Paphos Airport and the waterpark. It is also possible to walk to Paphos, (1.5km) and directions will be in the villa.

Atlantida Fish Taverna at 800m next to the sea, has a small safe soft sand Blue Flag beach with sun loungers, and grassed children's play area. On Sundays it will be extremely busy, bustling with Cypriot families. Historic Paphos town with its interesting shops, (a mix of old and new), market and beautiful harbour is just 5 minutes' drive. Wednesday is a good day for the market as the villagers bring locally grown fruit and veg in to sell.

Paphos Town has a daily market (not Sundays) and on Wednesdays the villagers bring in their fruit and vegetables to sell. These are often naturally ripened and harvested prior to market, so full of flavour. There is easy parking opposite in the municipal car park. It has plenty of history and nightlife, and Blue Flag beaches starting at Geroskipou. Further Blue Flag beaches are Coral Bay and Corallia Beach. Once past here you arrive at the Akamas National Park and the undeveloped Lara Bay which you can visit on a Jeep Safari. Bumpy, hot and fun!

I will send you lots more information before you go.

## DISTANCES

- Beach/sea: 800m
- Bus Stop: 500m
- Bar/Cafe on beach: 800m
- Mini-market: 1.6km
- Water Park: 500m
- Mini Golf: 1km
- Luna Park for children: 800m
- Horse riding: 1km
- Paphos/Kato Paphos: 1.5km
- Geroskipou village square: 1.6km
- Secret Valley Golf Course: 18km
- Aphrodite Hills Golf Course: 18km
- Tsada Golf Course: 9km

## RATES

- Rates are subject to change. This will not affect any bookings taken
- A refundable Damages Deposit of £200 may apply
- We offer 2 adult discounts, by email, on selected dates. Both bedrooms will be prepared

## RENTAL PRICE INCLUDES

- Wi-Fi
- Welcome Hamper (7 nights and more), which includes basic food items plus wine, water, milk, coffee and tea. Vegetarian or non-alcoholic option on request
- Linen and towels for house use and a pool towel per person



- Maid service: Prior to arrival and a light clean midway with change of linen and towels when staying 12 or more nights. Weekly for 21 night bookings. For 8 - 11 nights a second set of towels will be provided
- Local Representative: Will contact you by text or email. A visit can be pre booked. We will provide you with her contact details on your Booking Form, and feel free to use her local knowledge

## ON REQUEST

- Air conditioning (hot & cold) €6 per unit per day, payable there, in advance. 3 units, lounge, bedrooms
- Items below must be pre booked please:
- Complimentary Cot with linen, highchair, playpen & toy box

## OTHER INFORMATION

- A safe is provided
- 4 seater Taxi from Paphos Airport, one way, daytime €30 approx.
- Car hire advisable

## HELPFUL BUS INFO

The no. 612 runs between Paphos Airport and the Harbour.

1 Euro each way, or get a day ticket for 3 Euro and travel on & off up to 10 pm. Last bus midnight 2.5 Euro

Paphos Airport April - November No 612 leaves Airport every hour 12:30 - 19:30 and then 21:30 - 00:30.

No. 631 also runs from Paphos Airport to Geroskipou. Nos. 606, 612 & 631 also run in other direction.

Please double check this information and bus stops on website <http://www.pafosbuses.com>

## BOOKING INFORMATION

You may occupy the villa from 4pm. Vacate by 10am.

Changeover days apply according to bookings already taken. Do not book flights until we have confirmed, by email, that your dates are reserved for you, (even if dates appear vacant).

We can reserve the villa for up to 48 hours, with no obligation or payment, so you can book flights.

Kostenlose Option für Ihre Villa für 48 Stunden \* Keine Buchungsverpflichtung

Réservation sans acompte et sans engagement à l'inscription \* Nous réservons la villa pendant 48 heures

Для бронирования Виллы в течении первых 2-х суток внесения депозита не требуется

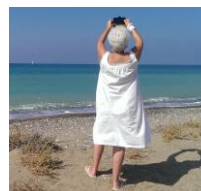
## PAYMENT INFORMATION

Select your preferred payment method when you complete the Booking Request Form. You do not pay at this stage.

Once your Request is confirmed by us, you then pay a 30% deposit to secure the booking. The balance is payable 12 weeks before you go. We offer a variety of payment options including Credit Card by PayPal and BACS.

Sundance Villas Ltd is Payment Card Industry Data Security Standard compliant (PCI DSS).

All bookings and payments are handled by me (Irene Hare) personally.



Find more information under [How to Book and Pay](#) via “Booking With Us” on the website.