ANO VASILIKOS, ZAKYNTHOS

KATALANIA

Perched in a super-panoramic hill-top position and immersed in the tranquil countryside of Zakynthos's southeast promontory, Katalania offers seclusion, easy living, a lovely pool, a Jacuzzi, a gym, and flexible accommodation for families and groups of friends. Nearby, there's a good selection of gorgeous sandy beaches, the Marine Reserve of Zakynthos, and the island's charming, buzzing capital.





PRICES, AVAILABILITY AND BOOKING →

Service

Daily maid service and mid-week linen change

Features

Wide-open sea views
Enticing pool
Jacuzzi and gym
Easy modern style

Nearby

Lots of sandy beaches
Zakynthos Marine Park
Zakynthos Town

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ABOUT THE VILLA

8 GUESTS 4 BEDROOMS 5 BATHROOMS

Inside: accommodation at Katalania is arranged over three levels and the main entrance, up a flight of steps from the parking area, takes one in to the ground floor.

At the centre is a luminous, panoramic sea-view living area with an L-shaped sofa, TV, and wide sliding glass doors leading out onto the main terrace. A short corridor leads from one side of the living area into the modern, well-equipped kitchen with central island breakfast bar and more sliding glass doors opening out onto the main terrace.

On the opposite side of the living area, meanwhile, is a shower room and the first bedroom (bedroom 1), a double-twin with access to the main terrace.

A staircase in the living area leads up to the main sleeping quarters, on the first floor. Here, accessed from a hallway, are two bedrooms:

• a spacious sea-view suite (bedroom 2) with double bed, in-room sink, a semi-open walk-in shower, a WC, a balcony, and a private, wonderfully panoramic terrace surveying the wooded hills and the sparkling waters of the Ionian
• a double-twin bedroom (bedroom 3) with en-suite shower room and a balcony looking over the pool and out to sea

Back in the living room, stairs lead down to the lower ground floor, which is home to:

• a bedroom suite (bedroom 4) with double bed, living area, en-suite shower room and access to the surrounding terraces
• a good-sized gym with shower room and independent access to the grounds

Outside: al fresco action (or inaction) at Katalania revolves around a large sea-facing terrace that's accessed from the living area, the kitchen and the ground floor bedroom. Here there is a shaded area furnished for dining and equipped with a large built-in barbecue, a sitting area, and, a few steps away, the lovely

pool, which features two fixed in-water loungers for those who enjoy sunbathing while being lapped by cooling wavelets.

To one end of the pool is an expanse of lawn, while to the other is a fully furnished sitting area with umbrella.

This sea-view terrace wraps around the house to one side, where, under a shady pergola, is the Jacuzzi. This, like all the main terrace and gardens, offers spectacular views out to sea, but also comes with the added bonus of romantic sunsets.

The bedroom and the living area of the lower floor suite flow out onto another terrace with mountain views, and this is connected via a sloping path to the main terrace.

On the first floor, meanwhile, both bedrooms have their own panoramic balconies overlooking the pool, the gardens and the sea. The main bedroom also has its own shaded private terrace, which, as you may have guessed by now, also boasts sensation 180-degree panoramas.

Where the grounds end, the countryside begins. Sheep and goats roam freely amongst the olive groves and Mediterranean maquis, and an Arcadian sense of naturalness and tranquility reigns.

CONSIDERATIONS

Due to the nature of the property including terraces low walls and several drops around the grounds, children must be supervised at all times.

The number of steps that must be negotiated to get into and around this property might make it unsuitable for people with mobility problems.

Please note that there is no real shallow end in the pool, whose minimum depth is over 1.4m.

Please note that due to the risk of wildfires, the use of fire pits and barbecues is restricted when the weather is windy or temperatures are high. This is particularly common in July and August. More information will be provided in your House Guide and via your local specialist.

PRICES, AVAILABILITY AND BOOKING →

Amenities

Accommodates (max)	8
Bedrooms	4
Double beds	2
Flexible (double or twin)	2
Bathrooms	5
... of which en suite	4
Heatable infinity pool [2]	12x5m
Sea views	✓
Hot tub	✓
Walking distance to beach(es)/sea access [4]	✓
Gym [3]	✓
Walking distance to	✓

restaurant(s) [4]

Daily maid service	✓
Barbecue	✓
Private parking	✓
Optional cook [1]	–
Starlink High-Speed Wi-Fi	✓
Air conditioning	✓
Fireplace	✓
Smart TV	✓
Hairdryer	✓
Iron	✓
Washing machine	✓
Tumble dryer	✓
Dishwasher	✓
Microwave	✓

[1] the cook can provide lunches and dinners on request and depending on availability

[2] there is an extra charge of €525 per week to heat the pool if requested. Please give us at least a week's notice if you would like the pool heated.

[3] includes a treadmill, a spinning bike, dumbbells and a multifunction machine

[4] Dafni beach, which has a selection of tavernas, is a 2.1km walk (approx. 25 minutes) down below. The walk back uphill takes longer, though not much more than 30-35 minutes.

✓ = yes/present

– = optional/on request

PRICES, AVAILABILITY AND BOOKING →

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THINK ABOUT

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EXPLORING THE LOCAL AREA

Katalania sits in a panoramic position on the Vasilikos Peninsula, on the southeastern tip of **Zakynthos**. Surrounded by wooded woods that fall away down to the coast below, it is an ideal location for getting away from it all while still being in close proximity to sandy beaches, tavernas and amenities.

Spreading out to the west is the Gulf of Lagana, home to the National Marine Park of Zakynthos, the idyllic islet of Marathonissi, and a wide arc of seemingly endless sandy beaches where sea turtles come to lay their eggs.

In terms of amenities, tavernas and bars, nearby Xirokastello and Ano Vasilikas have plenty to offer, while guests staying at Katalania are spoilt for choice when it comes to gorgeous sandy beaches. These include Dafni, Porto Roma, Porto Zorro, Vasilikas, Saint Nicholas, and Gerakas, each of which is just a 10-to-15-mintue drive away. Dafni beach is a 2.1km (25-minute) walk away downhill and has some seafront tavernas (the walk back up takes longer, though not much more than 30 minutes).

The capital of Zakynthos, Chora (or Zakynthos Town), is well worth a visit and just a 20-minute drive away. A few of its historic Venetian buildings remain, there are some interesting museums and galleries, and its streets and squares are flanked with a summery buzz of bars, cafés and tavernas.

At just over 30km long and 20km wide, Zakynthos, also known as Zante, is easily discoverable in a week and you're never much more than an hour's drive from most places of interest. Glorious sandy **beaches** line the east coast of the island, while to the west things are rather more more dramatic, with towering chalky cliffs, rocky coves (such as those at Porto Roxa and Porto Limnionas) and plenty of excellent opportunities for snorkelling.

Zakynthos's most popular, most spectacular and most photographed beach is Navagio, located in the northwest of the island. Taking its name from the shipwreck that has lain on its sand since the early 1980s, the bay is surrounded on three sides by spectacular tree-topped white cliffs and is only accessible by

PRICES, AVAILABILITY AND BOOKING →

Distances

Zakynthos International Airport: 13.5km-8.5miles-25mins

Nearest tavernas, shops and amenities: in Xirokastello - 2.5km-1.5miles-5mins; in Ano Vasilikas - 3.2km-2miles-8mins; there are also some tavernas on Dafni beach - see below

Nearest beaches: Dafni - 3.2km-2miles-10mins (driving) or 2.1km-1.3miles-25mins (walking); Porto Zorro - 3km-1.8miles-10mins; Porto Roma and Gerakas - 7.2km-4.5miles-15mins

The National Marine Park of Zakynthos in the Gulf of Lagana: 13.3km-8.3miles-25mins

Zakynthos Town: 10km-6miles-20mins

Navagio beach: 43km-27miles-1hr10 (to the cliffs above the beach, which is only accessible by boat)

boat. This sublime setting and the bay's transparent, electric blue waters attract the crowds in high summer, but it's most certainly a sight to behold, both from the viewing point above and from the water below.

The countryside of Zakynthos is peppered with other villages, some of which survived the earthquake of 1953 and offer a fascinating insight into the island's history.





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GALLERY














































