

THE THINKING TRAVELLER

NIKIANA, LEFKADA

EOLIA

With its modern good looks, its hypnotic sea-and-island views, its pool and its garden gate access to a sandy beach, Eolia has much to commend it. It also offers a liberating sense of freedom, thanks to its location: you can stroll into Nikiana for a morning coffee and a pastry, toast your fortune with an aperitif at a local seafront bar, and dine out at the taverna on the beach below the house.



PRICES, AVAILABILITY
AND BOOKING

→

Service

Features

Direct access to a sandy beach

Panoramic terraces

Tempting pool

A quick amble along the beach to a taverna

Nearby

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ABOUT THE VILLA

6 GUESTS 3 BEDROOMS 3 BATHROOMS

Inside: accommodation at Eolia is laid out over two floors.

The main entrance leads into a bright, welcoming open-plan communal space. At the front is a living area with fabulous sea views, a sofa flanking a fireplace, and a wall of sliding glass doors opening out onto the terraces. Behind this is a dining table, which is served by a well-equipped kitchen with honeyed wooden cabinetry. White walls, sandy tiled floors and a pleasing simplicity typify this most summery of spaces.

Near the kitchen two doors open into the remaining accommodation on the ground floor: a contemporary shower room; and the first bedroom, a double with pool and sea views and terrace access via more sliding glass doors.

Wooden stairs lead up from next to the main entrance to the first floor, which is home to two double bedrooms, both of which come with sea views, en-suite shower rooms (one has a sea-view shower) and access via sliding glass doors to a wonderfully panoramic shared terrace.

Outside: Eolia's open-plan communal space and the ground floor bedroom both open out onto an L-shaped terrace. To one side, partially flanked by a decked area, is the infinity pool, which offers swimmers gorgeous views out to sea. To the other side, meanwhile, is a large shaded pergola, home to an al fresco dining area served by an outdoor kitchen with sink, worktop, wine fridge and barbecue. Beyond the dining area, meanwhile, is a sun-kissed section of terrace delimited by glass balustrades.

Steps lead down from the decked area by the pool, past a lawn and on to a panoramically positioned terrace suspended above the beach below. Furnished with a sofa, a pair of easy chairs and a firepit, this is a great spot at all times of day and night.

Back up on the sun-kissed terrace by the al fresco dining area, a second flight of steps lead down all the way to the sandy beach below, from where, should

you wish, you can immerse yourself in the translucent waters of the Ionian Sea.

Finally, the two bedrooms on the first floor open out onto a well-furnished shared terrace from where the views out to sea and across to the Greek mainland are arguably at their best.

CONSIDERATIONS

Eolia features a fantastic infinity pool, offering swimmers stunning views while in the pool. There is a drop off the infinity side so we recommend children are supervised at all times. Please refer to our **general safety page** if you would like more information about infinity pools.

You may also wish to know that the pool has a single depth of 1.65m

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

Because of natural changes to the coastline from season to season, the sandy beach in front of this property may not look as it does in the photos.

Please note that the beach below Eolia is popular during the day, especially in July and August, but is usually quiet early in the morning and in the late evening.

The lovely taverna on the beach near Eolia occasionally holds events such as weddings and baptisms, which may be heard from the villa.

Although this property is located within walking distance of some shops and restaurants, we strongly recommend that you hire a car.

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.

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Amenities		
Accommodates (max)	6	
Bedrooms	3	
Double beds	3	
Bathrooms	3	
... of which en suite	2	
Garden gate beach/sea access		✓
Infinity pool	7x4m	
Sea views		✓
Walking distance to restaurant(s)		✓
Jetty/dock ²		✓
Outdoor kitchen		✓
Walking distance to shop(s)		✓
Daily maid service		—
Barbecue		✓
Outdoor fireplace/fire pit		✓
Private parking		✓
Optional cook ¹		—
ADSL Wi-Fi Internet		✓
Air conditioning		✓
Smart TV		✓
Bluetooth speakers		✓
Hairdryer		✓
Iron		✓
Washing machine		✓
Dishwasher		✓
Microwave		✓
Safe		✓
¹ the cook can provide breakfasts, lunches and dinners on request and		

depending on availability

2 boats can be moored at the public
jetty serving the taverna on the beach
below the house

 = yes/present

 = optional/on request

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THINK ABOUT

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EXPLORING THE LOCAL AREA

Eolia is situated on a sandy beach just a few hundred metres outside the village of Nikiana on the east coast of **Lefkada**, and a 15-minute drive from Lefkada Town.

Apart from the taverna on the beach below the house, there are plenty of other options, as well as shops, bars, water sports facilities and boat hire within a 10-minute walk.

Exploring the island of Lefkada, which is 35km long and 15km wide, is relatively easy in a week (if you can pull yourselves away from the views and pool of the villa!) and offers a great deal to see and do. The azure, transparent waters of the Ionian Sea are a real attraction and the varied coastline includes a host of **enchanted beaches** and the dramatic white cliffs Cape Lefkatas on the southern tip. The wooded mountains of the interior, some of which rise to over 1100m, offer excellent walking, some truly beautiful scenery and a scattering of unspoilt villages where the way of life remains profoundly connected to the island's ancient traditions and customs. The island's capital, **Lefkada Town** is a buzzing centre with plenty of seafront tavernas and bars, a good selection of shops, and a busy marina.

At its northern point, Lefkada is connected to mainland Greece by a causeway and, via frequent ferry services from the ports of Nidri and Vasiliki, to several of the other islands of the Ionian archipelago (including nearby **Meganissi**), making it eminently possible to explore further afield.

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Distances

Aktion/Preveza airport: 30km-18miles-35mins

Nearest shops and restaurants: there's a taverna on the beach below the house and shops, restaurants and amenities in Nikiana within 850m

Nearest beaches: below the house or in Nikiana - 7mins walk; Episkopos - 1.8km-1.1miles-3mins; Perigiali 6km-3.8miles-15mins

Lefkada Town (and bridge to the Greek mainland): 10km-6.2miles-15mins

Nidri (watersports resort and ferry services): 8.4km-5.2miles-18mins

Sivota: 24km-15miles-35mins





