

# 1 bedroom Cyprus Cottage with own private swimming pool. Sleeps 2. Free Wi-Fi (350



Location **South East, Middlesex**  
<https://www.freeadsz.co.uk/x-582757-z>

The Cottage  
**NIKOKLEIA, PAPHOS, CYPRUS**  
 1 Bedroom Cottage With Private Pool  
 Sleeps 1 - 2

Air conditioning \* Romantic \* Walking distance to taverna bar \* Rare birds \* Private pool just for you

"The weather was absolutely scorching so the pool got full usage from early morning to almost midnight! Sitting out late at night under the scented jasmine, sipping wine..."

This quaint one bedroomed cottage with a full sized private pool just for your use is tucked away in its own quiet garden in Nikokleia village just outside Paphos. The house is simply furnished and has everything needed for cooking light meals, and air conditioning is available if required. Satellite TV is Nile TV which has a number of English speaking channels, some German and French. Film and world news channels include Fox Film, BBC News, CNN, Euro News and MTV 1 2 3.

The outside space is wonderful, a well-tended large garden with mature and colourful shrubs and a lemon tree. The owners will offer you free range eggs from their chickens and vegetables from their garden.

You are completely private, and the peaceful garden has lighting for night-time so you can sit outside and enjoy the stars, have a swim and if you are lucky, hear the unique sound of a Scops owl.

Undeveloped beaches are only 7 minutes' drive, and the local bar/restaurant Vasilias Nikoklis Inn is 20 minutes' walk.

The well-stocked minimarket and coffee shop/café where you can sit outside and enjoy the lovely views is a 10 minutes' walk and drives for 5 minutes. Paphos is only 12 minutes' drive. The village is a quiet, secondary area with a bird spot. The garden overlooks the River and valley and has the Aspidochelone (a 5-minute drive) and Mandria (a 10-minute drive) and the head of the river (a 10-minute drive). Examples of birds seen and heard near the Cottage include Black Francolin, Nightjar, Hoopoe, Collared Lycatcher, Bee eaters and Scops owl.

The valley has beautiful views and is ideal for walking, and both the Secret Valley and Aphrodite Hills golf courses are nearby.

Access to the villa is via the owner's pretty gardens, and guests are welcome to wander around. Although the owners live next door, they will respect your privacy completely, but are there if needed. The owners offer a free daytime transfer service from Paphos Airport and back, ask me for details.



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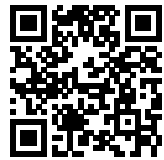
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#### ACCOMMODATION

Downstairs: ĩ,• All on ground floor and on one level: ĩ,• Twin bedroom has spacious en-suite walk in shower & WC ĩ,• Well-equipped lounge/kitchenette has air conditioning and includes a fridge, Sanyo oven/grill suitable for light meals, washing machine, microwave, 4 ring hob, toaster, iron and hairdryer ĩ,• Satellite TV & Wi-Fi ĩ,• DVD & CD ĩ,• Overhead and moveable fans in both rooms ĩ,• Gas heater for cooler months Outside: ĩ,• Steps to poolside ĩ,• Private pool: 8m x 4m (depth 1.2m – 2m). Ladder access ĩ,• Terrace with Gas BBQ and lighting ĩ,• Attractive lawned garden with loungers, umbrellas and furniture

LOCAL AREA This villa is perfect for clients who wish to be within easy reach of Paphos town and the Harbour yet also experience the slow pace of daily life in traditional Nikokleia village.

DISTANCES ĩ,• Shopping Centre: 1km ĩ,• Minimarket/coffee shop/kebab: 500m ĩ,• Beach/sea: 6km ĩ,• Shop: 4km ĩ,• Local Restaurants: 2km ĩ,• Vasilias Nikoklis Inn: 2km ĩ,• Water Park: 13km ĩ,• Paphos/Kato Paphos: 14km ĩ,• Secret Valley and Aphrodite Hills golf courses: 10km ĩ,• Paphos Airport: 9km ĩ,• Larnaca Airport: 110km on a highway, not busy

RATES ĩ,• Minimum Daily Rate: £50 ĩ,• Rates are subject to change. This will not affect any bookings taken ĩ,• A refundable Damages Deposit of £200 may apply

RENTAL PRICE INCLUDES ĩ,• Wi-Fi ĩ,• Welcome Hamper (7 nights and more), which includes beers, eggs, bacon, juice, bread, butter, water, milk, coffee and tea. Vegetarian or non-alcoholic option on request ĩ,• Linen and towels for house use and a pool towel per person ĩ,• Fresh supply of linen and towels for 10 - 14 night bookings ĩ,• Local Representative: Will contact you by text or email

ON REQUEST ĩ,• 1 April - 31 October: Air conditioning/heating is available via a slot meter which takes 1 Euro coins for approx. 90 minutes. ĩ,• 1 Nov - 31 March. Heating: 1 x Gas cylinder (per booking) for mobile gas fire included in rates. This should last approx. 1 week if used on low setting. Further cylinder approx. 14 Euros.

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

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