

Villa Matimpa

Italy • Sicily • Scicli

Villa with pool and panoramic view

General informations

Max Capacity: 6

Bedrooms: 3

Bathrooms: 3

Single Beds: 2

Double Beds: 2

Swimming pool: 20*4

Building: 140 sqm

Garden: 2000 sqm

CIN: IT088011C2C95RFX80

Gallery



















































































Description

Villa Matimpa is an exceptional property completed in 2024 ***located in a total natural and panoramic position*** *between Scicli and the sea. The silence that reigns here, is worth gold*!

The villa was built respecting the surrounding environment, reusing every single stone (Timpa) present in the land and the owner has made every effort to preserve the natural vegetation on the site.

The property has two buildings, close but not attached: one for guests and the other where the owners live. The large size of the property and the functional separation of the outdoor spaces ensure the necessary privacy.

The Belgian owners guarantee an unforgettable holiday in all privacy, yet offer a very personal service and genuine hospitality.

The couple will discreetly use the pool, always taking into account their guests.
If only private access to the pool is a “sine qua non « for some tenants, the owners are willing to compromise.

*The entrance is through the **kitchen-living area**, from which you can enjoy a **wonderful panoramic view** of the countryside and the sea. A corridor leads to the **3 bedrooms and 3 bathrooms**.*

*From the living area you can also access the panoramic covered **veranda**.*

*A small downhill path leads to the **swimming pool, 20 meters long** and 4 meters wide. In addition to the solarium with an outdoor shower, there is also a pool house with a bathroom and a shower with hot water.*

The property is perfect for a relaxing holiday in silence, surrounded by wild nature.
Even though only a 10 minutes drive from the beautiful sandy beaches of Sampieri and the world heritage cities within easy reach.

Services & Extra

- Internal
- Air Conditioning
- Heating
- TV
- Baby cot
- High chair

- Iron
- Ironing Board
- Fireplace
- First aid kit
- External
- Fenced Plot
- Swimming Pool
- Garden
- Garden Furniture
- Free Parking
- Barbecue
- Solarium
- Sun Beds
- Outdoor shower
- Veranda
- Kitchen
- Americana Kitchen
- Dishwasher
- Kitchen Utensils
- Table Ware
- Fridge
- Freezer
- Microwave oven
- Oven
- Coffee Machine
- Toaster
- Entertainment
- Internet
- Pool
- Ping Pong Table
- WI-FI Internet
- Bathroom
- Hairdryer
- Towels
- Other
- Luxury Eco-Resort
- Washing machine
- Family/Kid friendly
- Mosquito nets
- Sea view

Extra	Cost
Admin Fee	Included
Air conditioning	Included
Baby high chair	Included
Bed linen	Included
Cot/Crib	Included
Electricity	Included
Insurance Travel Safe	Included
Internet Access	Included

Extra	Cost
Open-air parking	Included
Pool towels	Included
Towels	Included

Extra	Cost
Arrival out of schedule	€50.00 /booking
Pet	€50.00 /booking

Extra	Cost
Final Cleaning	€350.00 /booking
Security Deposit (refundable)	€500.00 /booking

Essentials nearby

- Scicli 5km
- Sampieri 8km
- Modica 15km
- Noto 40km
- Siracusa 60km
- Catania Airport 120km

Conditions

Safety deposit: € 500. The deposit will be refunded upon departure, less any damage or consumption (in excess of that agreed in booking). It’s always valid the right to compensation for higher damage.

Weekly prices include.

- welcome pack
- supply of bed linen and towels
- cleaning service for bookings over 10 days
- energy consumption
- water/gas
- Internet WiFi
- Camping Cot/high chair – on request

Cancellation Policy

For cancellations up to 61 days before the arrival date, no charge.

For cancellations up to 30 days before the arrival date, 50% will be charged.

For cancellations less than 30 days before the arrival date, 100% will be charged.

Location

Open this villa location on Google Maps.

https://www.google.com/maps/place/36.757608,14.700068