



# EDEN VILLAS & APARTMENTS

— THE ART OF LIVING —





## A Boutique Development on the Italian Riviera

Eden Villas & Apartments is an Exclusive Development of luxurious detached villas and apartments overlooking one of the most breathtaking stretches of coast on the Costa Degli Dei (Coast of the Gods). Eden Villas & Apartments wonderful position allows its residents the opportunity to enjoy the beautiful beaches of Zambrone and the dramatic scenery of the Aeolian Islands, especially breathtaking in the evening when you can experience spectacular and unforgettable sunsets.

Perched high on the hill overlooking Zambrone, Eden Villas is a gated development of 2 bedroom detached villas and 1 bedroom apartments each with their own individual private plot. Designed with the international clientele in mind, we are proud to offer this development where each client is encouraged to put their own personal touch on the property.

Your unique villa or apartment offers you luxury, spaciousness and tranquillity; delightful touches such as traditional Mediterranean tile roofs, wrap around terraces, solariums and only the best Italian finishes. Sensible features such as thermopane, double glazing, roller shutters are included - quality construction prevails throughout your home!

Whether you choose to relax by the pool or just watch the world go by, Eden Villas will fulfil your dream of that perfect holiday home in the sun.

### Key Points

- Private Gated Community
- Communal Swimming Pool
- All villas have private solarium and gardens
- First floor apartments have a 72 sqm solarium
- Each Ground Floor apartment has a private garden of up to 127 sqm
- All units come with their own parking
- Air Condition installed in every unit

### Payment Structure:

40% on Preliminary Contract  
60% on Completion July 2010  
All deposits covered by insurance guarantee

### Windrush Alliance – Services

- In-House Legal Department
- Rental & Property Management
- Resale
- Residency & Visa Application
- Furniture
- Finance – Mortgage/Currency/Insurance
- Discovery Tours

Villas - Prices from: €185,900  
Apartments - Price from: €109,900





## Zambrone

Zambrone is one of the most beautiful areas in Calabria, and has successfully preserved its 16th century features, offering both historical and architectural delights. It overlooks a crystal clear blue sea with a magnificent white sandy beach and impressive rock formations.

Like most who discover this 'best kept secret', the beach is the centre of activity, boasting shimmering seas, white sands and spectacular vistas over the Aeolian Islands; Windrush says " it's an inspiring place to spend your time". Better still, the beachfront and nearby marina host enticing pizzerias, seafood eateries and rental boats.

Zambrone has recently acquired, together with the famous culture of the reddish-blue onion of Tropea, an interest for tourism, In fact the area has been provided with an amphitheatre that is the seat of cultural events, such as plays, ballets, classical and modern music concerts.



### Nearby Activities

Canoeing, Cycling, Deep sea fishing, Fishing, Golf, Horse riding, Jet skiing, Sailing, Scuba diving, Swimming, Tennis, Water sports, Wind surfing.

### Location

2km from ferry to the Aeolian Islands  
9km from Tropea – Voted No.1 Holiday Resort '07  
50km to Villa San Giovanni – Ferry to Sicily  
1hr from the Sila Mountains & Ski Resort  
20mins for Lamezia Terme International Airport  
5 mins from Zambrone train station



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