



Leamington Pavilion

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Overview

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At Leamington Pavilion you will experience true five star service at this fully staffed villa complete with butler, housekeeper, chef, maid, gardener, night watchman and dedicated property manager, all on hand to ensure total comfort throughout your stay. You will leave with memories to last a lifetime!

Leamington Pavilion is set within two acres of lush, tropical gardens, and provides a magical setting ideal for families or groups. On entering the gates of Leamington, you immediately feel the pressures of the outside world gently slip away as the tranquil environment envelopes. Relax to the sound of waves breaking on the white sands, gentle ocean breezes and the gorgeous scent of tropical flowers.

Leamington's meticulous décor blends luxurious furnishings and personalised touches that make the villa truly

unique. The villa is filled with European and Caribbean-inspired artwork; including paintings, sculptures and hand-painted furniture, as well as elegant finishes such as sculpted cornices and coral stone archways.

The main living area, located at the centre of the villa, opens onto a large covered terrace with dining and lounge areas. Dark wicker furniture, overstuffed white pillows and billowing curtains create a breezy atmosphere ideal for the outdoor living one seeks from a Caribbean retreat.

Beyond the terrace is the classically shaped swimming pool and emerald green lawns where chaise lounges await sunbathers. There are two enchanting gazebos, topped by two lifelike cast lead Barbadian Green Monkeys and Messel-inspired copper chandeliers. The dining gazebo is ideal for casual dining or afternoon tea, while the other features an oversized lounger, a perfect spot for a rum punch while catching up on the latest novel or sneaking in an afternoon nap.

The beautiful tropical grounds feature an abundance of hibiscus, bougainvillea, orchids, ixoras and ornamental palms. The well-established trees provide natural privacy, ample shade and a relaxed atmosphere.

The garden culminates with over 200 ft. of frontage to the Caribbean Sea, where immaculate white sands entice you to sink your toes. A short swim and, as a snorkeler, you can view stunning corals and tropical fish while you cavort with visiting turtles, a delight to all who visit Leamington. For those of you who prefer land-based activities, there is a beautiful lawn tennis court and a small gym on premises. Golf enthusiasts can play the Sandy Lane, Royal Westmoreland and Apes Hill courses, all within 20 minutes' drive.

Leamington's three air-conditioned bedrooms feature charming décor, fine-quality linens and hand-painted furnishings. They are further enhanced by warm lighting, unique artwork and ample, yet intimate, space for private relaxation. Each features a spacious, en-suite marble bathroom, exquisitely decorated with crystal chandeliers, floor-to-ceiling curtains and luxurious linens. Two of the guest rooms are located in one wing off the main salon, while a third guest bedroom and the luxurious master suite, featuring a stunning canopied bed, are located in another more recently built wing. The master bedroom opens onto a trellised sitting area with flowering vines and stunning views.

There is also the option to add an additional one bedroom in the separate cottage on the estate.

Amenities

- ✓ Three bedrooms
- ✓ Three bathrooms and guest toilet
- ✓ Fully equipped kitchen
- ✓ Swimming pool
- ✓ BBQ
- ✓ Beachfront location
- ✓ Gazebo
- ✓ Ceiling fans throughout
- ✓ Gym

- ✓ Hair Dryers
 - ✓ iPod Dock
 - ✓ Pool Shower
 - ✓ TV with cable
 - ✓ Stereo
 - ✓ DVD player
 - ✓ Wi-Fi
 - ✓ Spacious loggia with ceiling fan, offering dining & sitting area looking onto pool and gardens.
 - ✓ Two poolside gazebos – One with large day bed for lounging.
 - ✓ Tennis court available on premises
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Inclusions

Pool and Beach

- ✓ Private Pool
- ✓ Beach Access

Staff

- ✓ Housekeepers
 - ✓ Butler
 - ✓ Maid
 - ✓ Chef
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Villa Pictures









