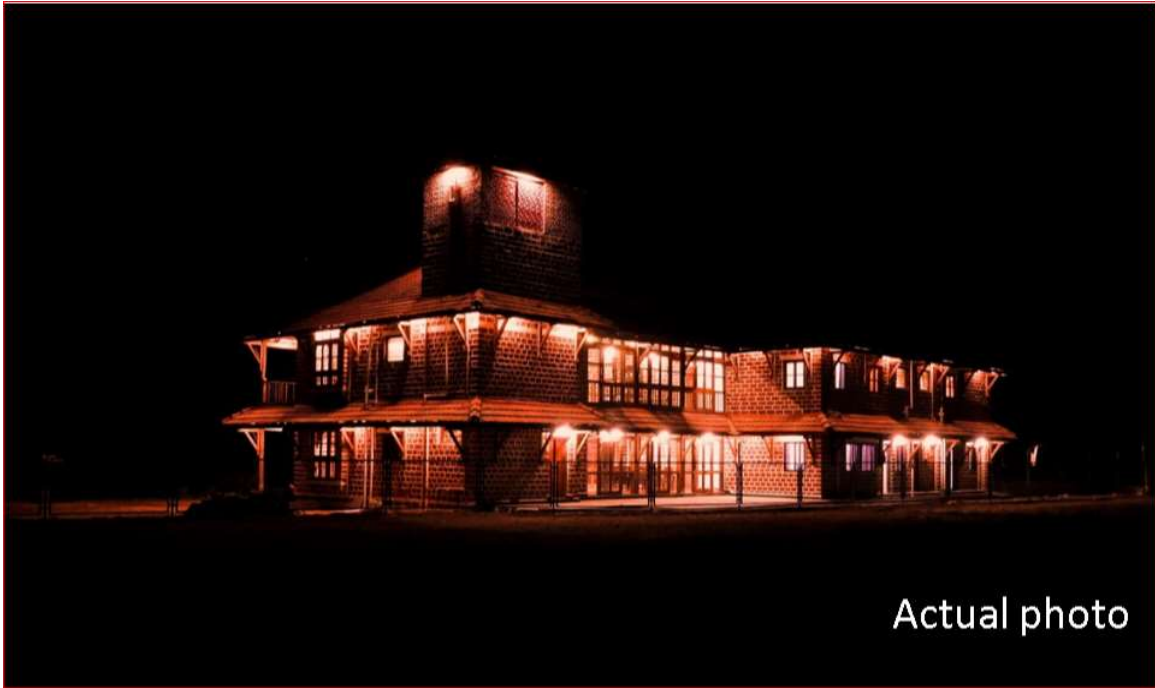


Verandah By The Sea























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1. Overview

Verandah By The Sea - Sea facing serene villa, ideal for tranquil seekers and city dwellers to rest their weary souls and breathe in the calm of this place. You are invited to stay at this home away from home and indulge in a Detox vacation with Fresh air, Fresh food and Fresh ideas.

The villa is crafted in a minimalist style using environment friendly local materials. It is kept naturally cool due to:

- 46 doors and 32 windows that allow natural breeze to flow
- 20 fans
- 200 glasses for windows and Doors
- 122 Electric Buttons
- 2000 cubic feet of wood used for the wooden flooring on first floor & roof
- 6000 Mangalore roof tiles
- 19000 pieces of local laterite stone put together using mud plaster (no cement)
- Mud walls instead of cement walls
- Minimal usage of concrete and modern materials



Sometimes the fans rotate without switching them on - nothing spooky about it, it's the natural wind and ventilation.

With Serenity in every nook of this house, rustic ambience and mesmerizing ocean view this villa is the perfect recipe for an enriching and revitalizing holiday.





The four sea facing rooms two on first floor - Atlantic and Pacific and two on ground floor - Arabian and Bay of Bengal each have their private verandahs. For a larger group the villa offers the two sea facing living rooms with larger verandahs on each of the two levels for a Rendezvous.

The crisp air and silence at Verandah By The Sea intensifies your sensitivities. The single-story home features exteriors dressed in exposed red laterite walls and a Mangalorean tile roof. Warm colors of red, white and brown dominate the interiors of the home, giving it an earthy touch and cozy vibe.





The local lifestyle and culture is depicted through the paintings on the mud walls.

Play, swim or soak at the beautiful Khavane beach 1.5 kms away, Enjoy a morning walk or ride a bicycle in the village with no traffic - there could be a total of 10 vehicles in the entire day,







Spot birds on your way in this natural habitat of different species of birds, Sail across the sea in a local fishing boat with life jackets, Indulge in water sports 35 km away at Tarkarli/ Malwan, Revel at a day picnic on a scenic nature drive in Konkan exploring the virgin beaches and local spots. Visit Nivati Fort overlooking the breath taking Bhogwe beach 45 minutes' drive from the villa.

Relive childhood memories as you play board games, Reminisce about the happy memories or simply Grab a book from our library and lounge in the Verandah.





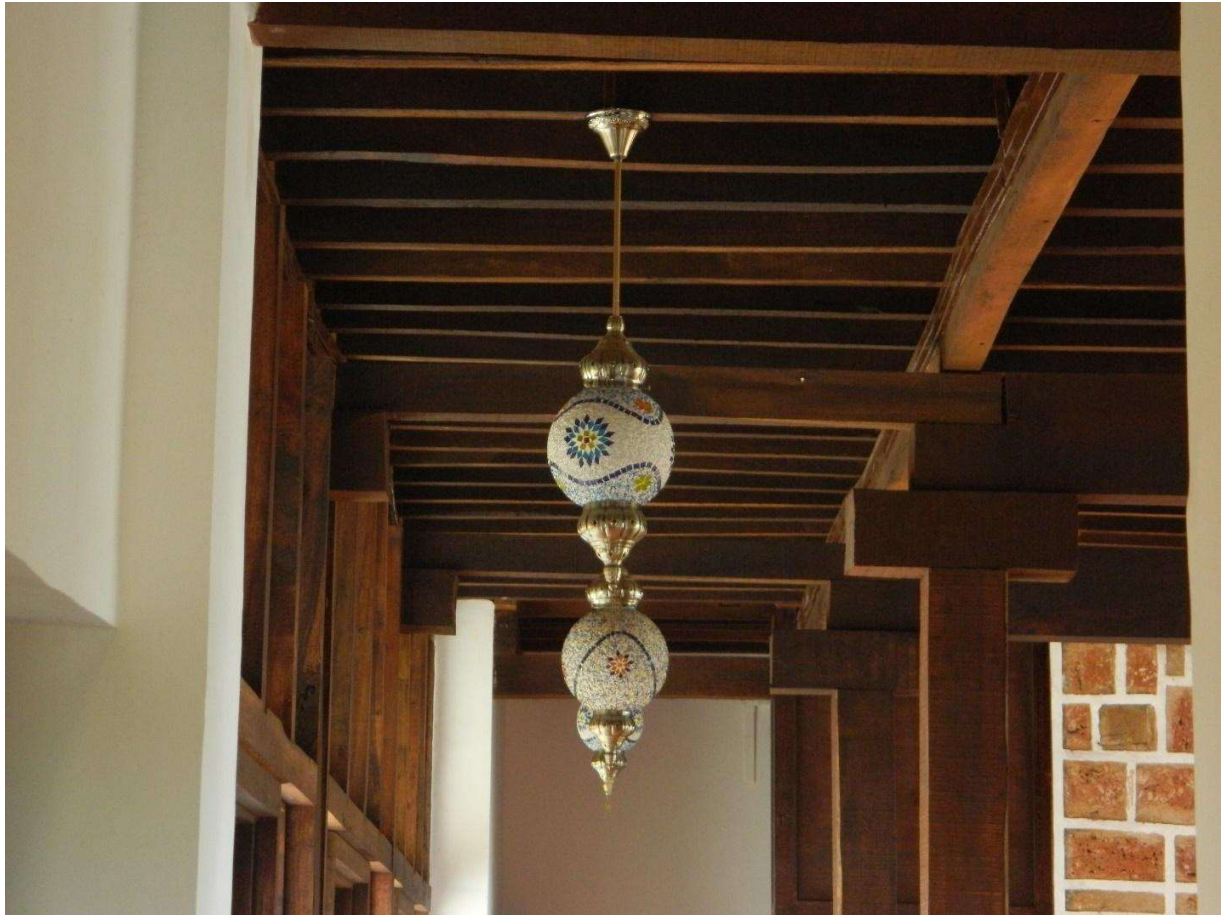
Enjoy a rejuvenating holiday in the lap of nature.

Connect with yourself and your loved ones, de-stress truly on this detox holiday.

Return with a trunkful of happy memories as you relish every precious moment.











2. Location:

Verandah By The Sea

738, Khavane village, Khavaneswar Mandir Road, Khudaswadi

Taluka Vengurla, District: Sindhudurg, 416522

Maharashtra, India.

Google Map: 15°54'50.4"N 73°34'43.4"E

<https://maps.google.com/?q=15.913997,73.578723>

3. Getting there:

Car: The Villa can be accessed by car and there is parking facility available.

Closest Railway / Bus Station: Kudal is the nearest railway station which is 20 kms away and one can easily get an auto rickshaw to reach the villa at a cost of approximately Rs 500. If you would like to book an auto or another vehicle we can provide you with the drivers contact details who you can contact directly.

Airport Nearby: Mopa -Goa - 61 Kms

New Chipi - Sindhudurg Airport - 15 kms

Belagavi Airport : 151 kms

Kolhapur Airport : 172 kms

Types of Rooms and Facilities:

There are total 4 bedrooms all sea facing.

Ground Floor: Two Rooms with king sized bed of 6.5 X 6 feet with attached spacious toilet and bath

First Floor: Two rooms with four poster bed of 6.5 X 6 feet with attached spacious toilet and bath.

Child Friendly: At Verandah By the Sea we have open space in and around the house with proper fencing. In keeping with the theme of a detox holiday we do not have TV. However, the library is well stocked with board games and books for children. Special meals can be prepared for children with advance intimation.

The kitchen is available to doting mothers in case food needs to be prepared for infants.

Senior Citizen Friendly: Golden age citizens will feel at home and relaxed in our senior citizen friendly villa. A wheel chair ramp is available to enter the house. Ground floor can be easily accessible by senior citizens however there is flight of stairs to access the first floor. In case of emergency there is a first aid kit and the nearest hospital is 20 kms away. All contact numbers are available with care taker and each room also has a list of emergency numbers.

Driver accommodation: Yes a driver accommodation can be provided free of cost, this will be shared room with the property staff. Food charges would be at Rs 250 per meal.

Domestic help accommodation: Male Domestic help can share the accommodation with the male property staff, however a female domestic help can get accommodation and will be charged as separate guest in a spare room with attached bath & toilet.

Pet-friendly: No, this villa is not pet friendly.

Extra Mattresses: Extra Mattresses can be provided to be laid on the floor.



Toiletries and Bath linen: Toiletries and bath linen is provided and replaced every third day.



Air-conditioning:

Conscious use of earthy building materials like laterite, mud/lime plaster, wood, providing cross ventilation and building high ceilings has ensured natural cooling at all times, leaving no scope for artificial air conditioning.



Internet Connectivity: At Verandah by the sea we encourage you to be one with nature and go on a digital detox. Please note that the villa provides free Wi-fi connectivity.

Power and Electricity: Sometimes especially on Monday maintenance work is carried out by Mahavitran (MSEB) between 9 am to 5 pm when an electricity shortage may be experienced. We have an inverter, which will last for 12 hours, for fan, for all four Rooms.

Mosquitoes and Insects: This villa is in a rural area and in the midst of rice fields. You can expect insects that get attracted to the lights in October after rice cutting from 6 pm to 8 pm, when the windows need to be shut. We stock good night mats and also Odomos, if you desire.

Food: Breakfast is complimentary while lunch and dinner is payable. Meal preferences will be discussed before arrival so as to enable us to be well prepared.

Access to the property: Guests are allowed to access the common areas inside the villa like library, lawns, living room and the courtyard. Kindly be mindful of other guests and respect their privacy.

Safety: The common areas of the property are under CCTV surveillance. There are cameras around the property. The staff reside in the staff quarters within the property and there is fencing around the property.

Locker: There is a lockable drawer provided in each room's wardrobe and guests are requested to keep their valuables inside these.

Fencing: The property has a fencing around and the gates are locked at all times. Keys are available with the staff



4. Meal Timings

Breakfast: 8 am to 9 am

Lunch: 1 pm to 2 pm

Dinner: 8 pm to 9 pm

Cuisine: The menu includes a mix of local and Indian dishes. Food choices need to be discussed before arrival as the villa is in a rural area away from any market.

Children: Child friendly meals can be provided with prior notice.

Outside Food: Outside Food is not allowed

Usage of Refrigerator: We allow usage of common refrigerator to store food/ beverages. Please note that other guests will also use the same.

Non-Veg Food: Non veg food like chicken and fresh sea food is available, this needs to be discussed and planned at least one day in advance.

Water: Aquaguard drinking water is available free of charge.

Alcohol: Yes alcohol consumption is allowed. However, one needs to ensure that this is a silent rural village and the sanctity of the place needs to be maintained. The villa provides for ice cubes, an ice bucket, tongs and glassware.

5. Self- Catering (min 7 Days stay):

We provide with a cooking gas stove and utensils on the first-floor kitchen. Cooking is allowed however all meals would have to be consumed on ground floor. It is strictly prohibited to eat in the rooms or on first floor. The cook would need to be advised beforehand for the types of utensils. Please note planning in advance is essential at this place as the nearest market is 6 kms away in a rural area.

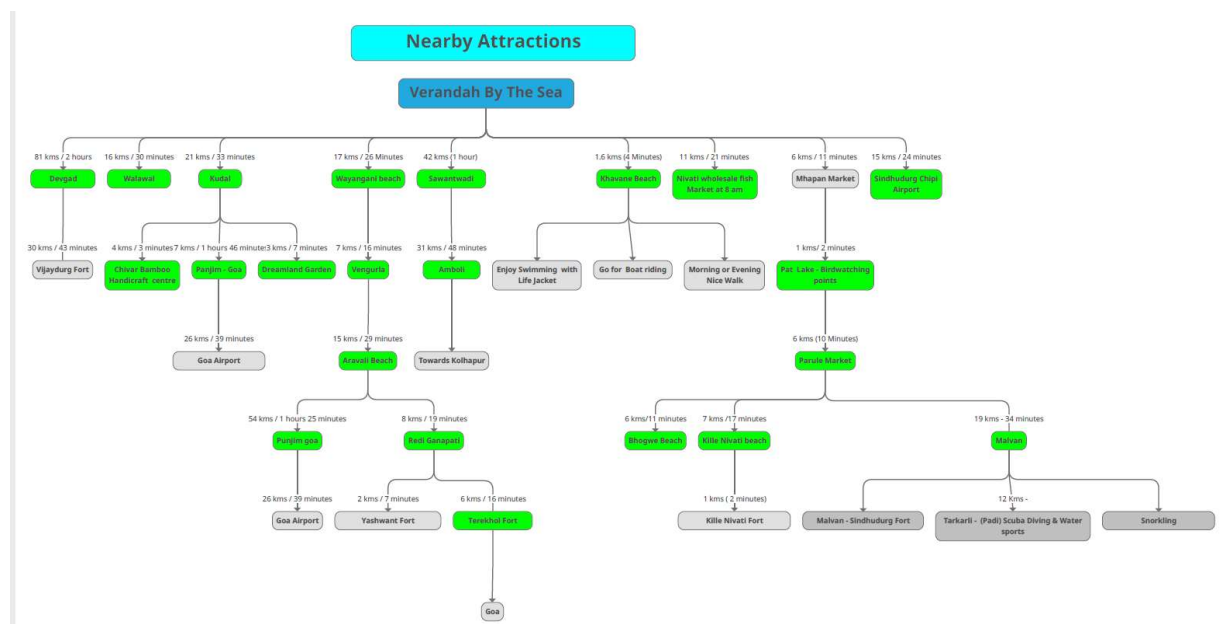




6. Things to do around the property:

The property is overlooking the sea and the beach is just 1.5 kms from the villa and takes around 15-20 mins on foot and accessible by car. Swimming in the sea is at your own risk and tide conditions need to be checked. Life jackets are **recommended** and available **FREE** at the villa.

List of sight-seeing places is available onsite and a full itinerary can be planned in advance. List of transportation providers can be provided with rates etc. Please note planning in advance is essential at this place as the service providers here are very nice people but one cannot expect the efficiency and professionalism that you get in cities.







7. General

Music: Music can be enjoyed without disturbing the other guests at the property and villagers.

Smoking: Smoking is strictly prohibited inside the property and this can be done outdoors in the lawn so as not to disturb other guests.

Parking: Parking facility is available for 10 cars.

Film or Professional Shooting: No, we don't allow the villa for professional Shoots.

Management of the villa: The villa is managed by the owner aided by the 2 staff staying 24 hours, at the property

- Television : No
- WiFi : Yes
- Air Conditioner : No
- Swimming Pool : No

Food and Drinks:

- Breakfast included : Yes
- Vegetarian & Non-Vegetarian : Yes
- Meals provided at extra cost : Yes
- Meals included in Tariff : Extra
- Self Catered (for min 7 days stay): Yes

Social

- Child friendly : Yes
- Elderly Friendly : Yes
- Pet Friendly : No

Other

- Alcohol allowed : Yes, Consumption is permitted
within limits.
- Smoking Allowed : Outside the villa
- Genset : No
- Parking : Yes

- Accommodation For Driver : Yes
- Towels : Yes
- Toiletries : Yes
- Inverter : Yes
- Iron with Iron Board : Yes



8. Tariff:

Ground Floor Room: INR 5000 per night + 12% GST (Free Breakfast)

First Floor Room : INR 5400 per night + 12% GST (Free Breakfast)

Entire Villa - Total 4 Rooms, INR. 18000 per night + 12% GST (Free Breakfast)

Room which is ideally meant for 2 people but can accommodate 3 at max.

Extra Mattress: INR 1000

Meal Charges of Adult

Lunch or Dinner: Thali: Veg INR. 250 and Non Veg: INR. 350 per person.

Meal Charges of Child (Between 7 to 12 years): INR 150 Veg & Rs.200 Non Veg per Child

Bank Details:

Name of the account: Verandah By The Sea

Bank Account Number: 037705500436

Bank Name: ICICI Bank

Bank Branch: J.P.Road, Andheri West, Mumbai 400058

Account Type: Current Account

Bank IFSC code: ICIC0000377

Bank MICR Code: 400229048

Payment terms: Booking is confirmed after 100% payment is received before 15 days prior to check-in.

Onsite Payments: Gpay / Bank transfer will be accepted for meals and extras.

Cancellation Policy: A guest is entitled to a 50% refund if he / she cancels 10 days before date of Check-in. No refund can be claimed if he/she cancels 0-9 days before check-in date.

Check-in & Check-out time: Check-in time is 12 pm and Check-out time is 10 am. Please note that early check-in and late check-out could be accommodated based on the timings of the arrival of the other guests. In case of breakfast for early check-in and Lunch for late check-out needs to be informed at the time of booking or atleast a day in advance.

Documents : All adults have to provide a government approved Photo ID with residential address at the time of check-in. Aadhar Card, Passport Copy or Driving license is acceptable.

9. For booking & more details:



+91 96190 95365

Or

<http://bit.ly/verandahbythesea>

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