

# Florida

SUNSHINE VILLA



*The Holiday of a Lifetime!*

# Sunshine Villa

A PERSONAL INVITATION



**Top Picture** - Sunshine Villa and the Holiday of a Lifetime is Awaiting Your Pleasure

**Bottom Picture** - Relax in the Pool after a hard day at the Parks, Golfing, Shopping, Fishing or Sightseeing!



One

## *Our Villa is Your Villa*

Take a look around and enjoy!

Two



Three



Four



Five



Six



Seven



1. **Games Room** - Air Conditioned with Pool Table, Air Hockey & Pinball
2. **Master Bedroom** - with Ensuite/Walk in Wardrobe and Double Shower opening onto Pool Deck.
3. **Bedroom Two** - with Two Singles and TV with DVD.

4. **The Main Lounge** - with Cable TV/DVD and extra pullout Bed.
5. **Fully Equipped Kitchen** - with Breakfast Nook overlooking Pool.
6. **Bedroom Three** - has one Queen with TV and DVD
7. **Formal Dining Area** - Dine with style at home in Your Villa



## Welcome to Sunshine Villa

Luxury Executive 3 Bed / 3 Bathroom Detached Villa with Swimming Pool

Sleeps up to 8 people

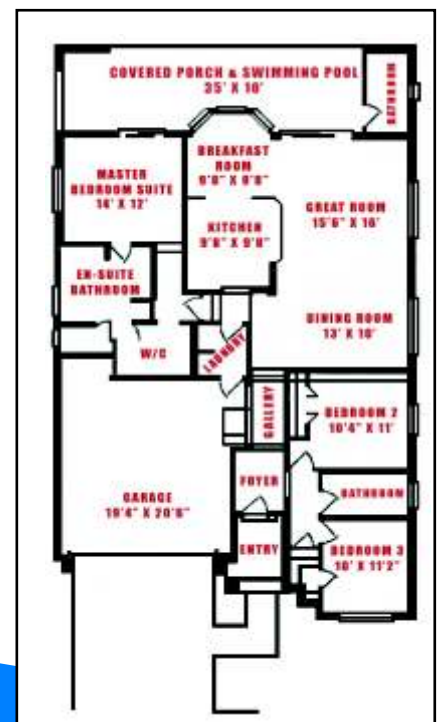
### Main Features

South Facing Swimming Pool with Spacious Pool Deck and Bathroom  
FREE Use of Games Room (air conditioned) with  
Pool Table, Pinball and Air Hockey  
Secure Safe for Money and Passports  
Onsite Management Office with 24 Hour Support  
FREE Wireless Internet Connection  
Pool Alarm for Child Safety  
Fully Air Conditioned Throughout  
3 Bedrooms / 3 Bathrooms  
Breakfast Nook overlooking Pool Deck  
Formal Family Dining Area  
Fully Appointed Kitchen with  
Microwave, Cooker, Dishwasher, Crockery, Utensils etc, Telephone  
Cable TV/DVD in Main Lounge and every Bedroom  
FREE Use of All Linen and Towels  
Utility Room with large Washer and Tumble Dryer / Iron  
Main Bedroom with En Suite Bathroom and Double Shower  
Additional Pull Out Bed in Lounge  
Additional Equipment for Hire from Office includes  
BBQ, Fold Out Beds, Baby Strollers

*and Everyone is so Friendly!*



### Villa Layout





## *Location, Luxury, Let's Go!*

**Sunshine Villa** is wonderfully appointed and beautifully furnished to ensure your stay in Florida is truly memorable. Less than ten minutes away you will find supermarkets, bars, handy shops and truly world class golf resorts. Enjoy!

Sunshine Villa is a stunning modern 3 bedroom luxury executive villa less than an hour from the airport. It is situated on Highway 27 which is close to all the major attractions including the Disney theme parks, championship golf courses and great shopping.

### **Attractions and Approximate Driving Times**

- Disney World 15 minutes
- Sea World 20 minutes
- Universal Studio/ Islands of Adventure - 20 minutes
- Greg Normans Champions Gate Golf Course - 3 minutes
- US Hwy 192 - Miles of Shops, Outlets and Restaurants - 10 minutes
- Space Coast - 50 minutes
- Gulf Coast - 60 minutes
- Busch Gardens - 50 minutes
- Publix Supermarket - 2 minutes
- Wal-Mart Supercenter 2 to choose from - approx 3 minutes
- Walgreen's Pharmacy - 2 minutes
- Major Shopping Malls within - 30 minutes
- Orlando International Airport - 40 minutes
- Sanford Airport - 55 minutes
- Tampa International Airport - 60 minutes
- Hospital (with an emergency dept) - 5 minutes

### **Villa Location Map**



*Some Folks are Eager to Meet You!*



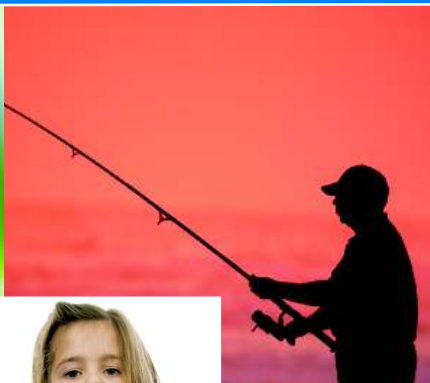


*Florida is the Sunshine Capital of the World*



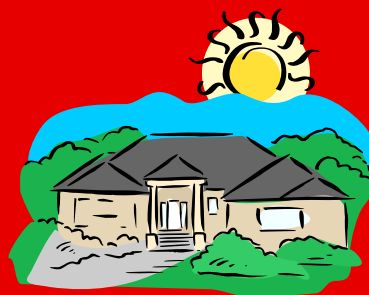


*What Will You Do on Your Holiday?*



# Sunshine Villa

SEE YOU SOON!



**Florida**  
SUNSHINE VILLA

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