

# TUSCAN DREAM VILLA

Welcome to our Stunning  
luxurious Mediterranean 4  
bed villa on the Prestigious  
gated community of Tuscan



Pool and Spa Area with extended Decking



Games Room



Dining Area

- \* Private pool, Spa, with large extended Decking
- \* Fully Air- conditioned
- \* Extensively equipped Games Room
- \* Master suite with king size bed,
- \* Second master with queen bed
- \* Two Twin Rooms, one with Disney theme
- \* Free Internet access
- \* Free local phone calls
- \* Play Station 2 in games room with bean bags
- \* TV/DVD's in all bedrooms & Lounge
- \* Fully Equipped Kitchen & Laundry
- \* Free Nursery equipment
- \* Free use of towels and bedding
- \* On-site clubhouse with gym, tennis, volley ball and tot lot

Our beautiful villa is only 12 minutes from Disney  
making it an ideal location for your "*magical*"  
vacation.

## Accommodation

**Our 4 Bed 3 Bath Villa is both luxurious and welcoming, it is furnished to a very high standard throughout. Catering for all your needs while on holiday.**



**The Main Master Bedroom, which overlooks the pool and spa area and has access out to this is excellently furnished and includes En Suite bathroom, with walk in shower, plus a large bath. There is a huge King sized bed, dresser, mirror and closet plus Cable TV/DVD. Also provided for your convenience is a hairdryer.**

**The Second Master Bedroom is also furnished to a very high standard with a Queen Sized Bed, TV and DVD, dresser, mirror, closet plus En Suite bathroom.**

**The Third and Fourth Bedrooms are also fully equipped and suitable for both children and or male/female guests. These twin bedrooms share a bathroom which is adjacent.**



## Location! Location! Location!

**Tuscan Hills is situated on the US27 just off of the 192 in Davenport, Orlando. The villa is in a gated community just 12 minutes from the Disney World Gates.**

**It is conveniently situated within easy reach of all the theme parks, shopping malls and the many championship golf courses. There are many shops, bars and restaurants situated just 2 minutes down the road including a large Publix supermarket and many take-away food outlets including pizza, Subways, Indian, and Fish and Chips. There is also an Appleby's Restaurant and a couple of different banks. A couple more minutes further on is an excellent Walmart, Pharmacy, Gas Station, DVD Store and Bank.**



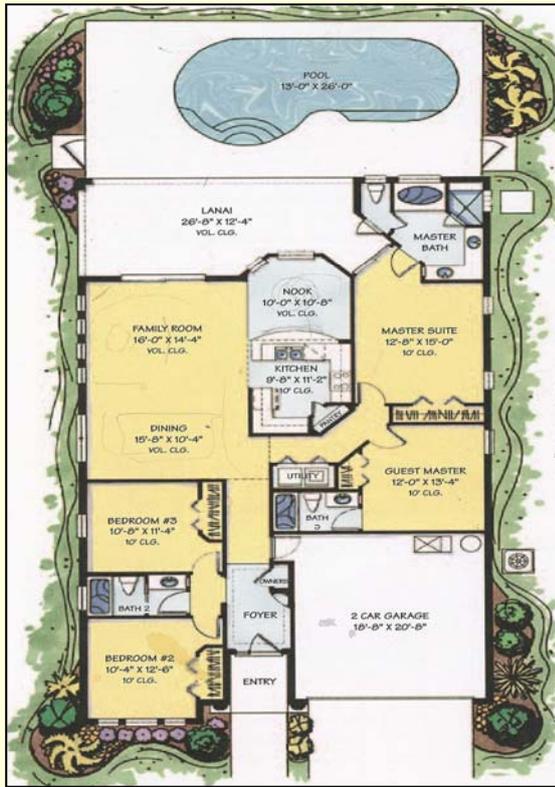
Local Restaurant-  
Appleby's

Local Florida Orange—  
A must to try!



Local Supermarket—very  
well stocked.

## Tuscan Dream Villa Layout



## NEXT STEP:

To find out availability and obtain a quote please see the availability on our website:

[www.luxuryvillasatdisney.co.uk](http://www.luxuryvillasatdisney.co.uk)

Or contact us on

[enquiries@luxuryvillasatdisney.co.uk](mailto:enquiries@luxuryvillasatdisney.co.uk)

Or call Wendy Edwards on

**0845 430 5016**

All enquiries about the villa receive our own individual attention, & we're happy to help in any way we can with the planning of your trip to Florida. With us, you definitely get:

**"the personal touch"!**



## TUSCAN HILLS RESORT.

Welcome to the  
Prestigious Mediterranean  
gated community of Tuscan Hills.



Tuscan Hills Resort is a gated resort community which includes an impressive 2700 sq ft clubhouse with gym, games room, wireless internet access, large lounge area with cable TV and covered lanai all over looking a tennis court, sand volley ball, tot lot and palm garden. Guests of our villa have free unlimited use of all these facilities.

