



LAGOON BREEZE VILLA'S

Rarotonga

Privately nestled over 4 acres of lush tropical gardens and foliage of swaying palms is the pleasant and serene Lagoon Breeze Villas. This boutique is one of Rarotonga's finest family resorts and is situated on the western sunset-coast of the island, in the village of Arorangi just 15 minutes' drive from the Airport. The property provides serenity and intimacy for all.

Offering 25 self-contained villas each boasting both Polynesian and contemporary interiors including a small collection of tropical artwork and modish furnishings, each private unit is a quiet sanctuary for absolute relaxation and total recreation. The property caters to all types of travelers. Children are welcome and cots are available upon request (at an extra cost).

All well-appointed villas are fitted with air-conditioning and feature a full equipped kitchen, a spacious living area, room safes and a private balcony or patio with outdoor furniture for your leisure. Wi-Fi is also available throughout the property and vouchers can be purchased from any Vodafone outlets or resellers.

Available onsite is a large swimming pool surrounded by the rich gardens, tour desk, laundry facilities, complimentary kayaking gear, a playground and BBQ area free of use and easy access to the Aroa Lagoon directly opposite the property.

Situated onsite is also the Breakfast Café which serves a complimentary daily tropical breakfast (all inclusive) and an informal happy hour bar which services in the evenings only. The playground and BBQ area offers comfortable outdoor furniture for parents and children's enjoyment and entertainment, providing a friendly environment for families to spend some quality time together.



AERIAL VIEW OF LAGOON BREEZE VILLAS



TOUR DESK & RESORT FACILITIES



SWIMMING POOL WITH BEAUTIFUL GARDEN SURROUNDINGS



TWO BEDROOM VILLAS

TOP FEATURES

Aroa Lagoon and Marine Reserve

Located directly across the road, Aroa lagoon has been placed under a customary *Rau* Conservation system where a complete ban of fishing is enforced by traditional leaders of the community. This initiative has allowed a rapid growth in sea life, boasting magnificent species in our precious lagoon.

Comfortability & Intimacy

All stand-alone villas are well appointed and invites sophistication and total relaxation. With spectacular ocean and garden views, Lagoon Breeze Villas promises you nothing but your perfect home away from home.

Prime Location

Lagoon Breeze Villas has easy access to many outside facilities including Kavera Central and Tiare Maori Café, two dive centres within close walking proximity and of course, the white sandy beach and lagoon opposite the property.

CHILD POLICY

CHILDREN WELCOME

INCLUSIONS

Daily tropical breakfast, complimentary kayaks, sun loungers & beach towels, free use of resort BBQs.

ROOM CONFIGURATION & LAYOUT

| ROOM CATEGORIES | TOTAL ROOMS | BEDDING CONFIGURATION | MAX PAX |
|---------------------------|-------------|--|----------------|
| GARDEN STUDIO | 6 | 1X QUEEN + 1X SINGLE ON REQUEST | 2AD OR 2AD+1CH |
| 1 BEDROOM VILLA | 12 | 1X KING + 2X SINGLES, OR 2X KING, OR 4X SINGLES | 4 |
| 2 BEDROOM ONE LEVEL VILLA | 2 | 1X KING + 3X SINGLES, OR 2X KINGS + 1X SINGLE, OR 5X SINGLES | 5 |
| 2 BEDROOM TWO LEVEL VILLA | 4 | 1X KING + 3X SINGLES, OR 2X KINGS + 1X SINGLE, OR 5X SINGLES | 5 |
| 5 BEDROOM DELUXE VILLA | 1 | 3X KING (CAN BE SPLIT) + 2X QUEEN + 1X SINGLE BUNK SET, OR 2X QUEEN + 6X SINGLE + 1X SINGLE BUNK SET | 12 |

PROPERTY LAYOUT



Please note: Property Layout not to scale

PROPERTY LOCATION



| PROXIMITY TO | DRIVE / WALK TIME |
|----------------------------------|-------------------|
| AIRPORT | 10 MIN DRIVE |
| AVARUA TOWNSHIP | 15 MIN DRIVE |
| RESTAURANTS & CAFES | |
| CAPTAIN ANDY'S BEACH BAR & GRILL | 7 MINS WALK |
| TIARE MAORI CAFÉ | 2 MINS DRIVE |
| SHIPWRECK HUT | 3 MINS DRIVE |
| BUS STOP | MAIN ROAD |
| GROCERY STORES | 5 MINS DRIVE |

ROOM FACILITIES

| | IN ROOM |
|-----------------------|-----------------------------------|
| AIR CONDITIONING | ✓ |
| BATH IN ROOM (SPA) | X |
| CEILING FAN | ✓ |
| DVD PLAYER | X |
| FIRE EXTINGUISHERS | ✓ |
| FULL OCEAN VIEW | BEACHFRONT VIEWS |
| HAIRDRYER | ✓ |
| INTERNET CONNECTION | ✓ (\$ CHARGES APPLY WIFI HOTSPOT) |
| KITCHENETTE | ✓ |
| LUGGAGE STORAGE | ✓ |
| MICROWAVE | ✓ |
| PARTIAL OCEAN VIEW | ✓ |
| RADIO/ALARM CLOCK | ✓ |
| REFRIGERATOR | ✓ |
| ROOM SERVICED | DAILY EXCEPT SUNDAYS |
| SAFE IN ROOM | ✓ |
| STATELITE TV + MOVIES | X |
| SHOWER IN ROOM | ✓ |
| STOVE TOP | 2X BEDROOM VILLAS |
| SURROUND SOUND SYSTEM | X |
| TEA/COFFEE FACILITIES | ✓ |
| TELEPHONE IN ROOM | ✓ |
| TOILET IN ROOM | ✓ |

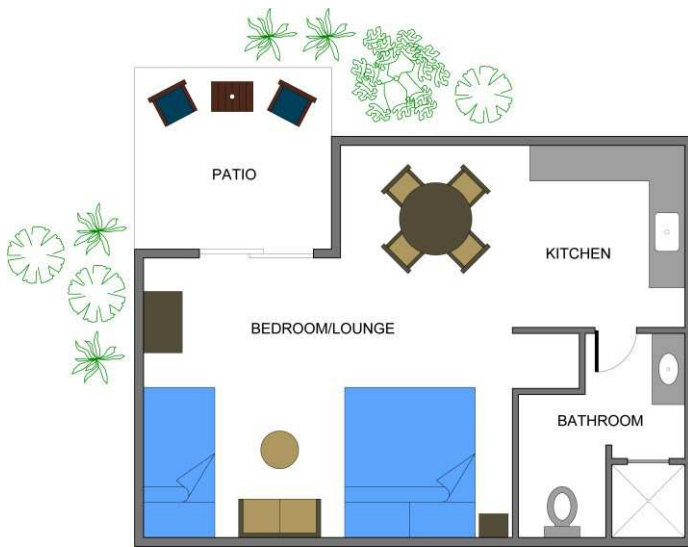
PROPERTY FACILITIES

| | ON SITE |
|--------------------------|-----------------------------------|
| BABY SITTING FACILITIES | AVAILABLE |
| BBQ FACILITIES | ✓ |
| BEACH ON SITE | ACROSS THE ROAD |
| BICYCLES | X |
| BEAUTY/HEALTH SERVICES | X |
| FULL OCEAN VIEW | X |
| GARDEN VIEW | ✓ |
| INTERNET CONNECTION | ✓ (\$ CHARGES APPLY WIFI HOTSPOT) |
| KAYAKS/CANOES | ✓ |
| LAUNDRY SERVICE/FACILITY | ✓ |
| RESTAURANT/BAR | X |
| SAFETY DEPOSIT BOX | X |
| SHOP | X |
| SNORKELLING GEAR | X |
| SWIM ALL TIDES | ✓ |
| SWIMMING POOL | ✓ |
| TOUR DESK | ✓ |
| VEHICLE RENTAL | X |
| WAITING LOUNGE | X |
| WEDDING CO-ORDINATOR | ✓ |

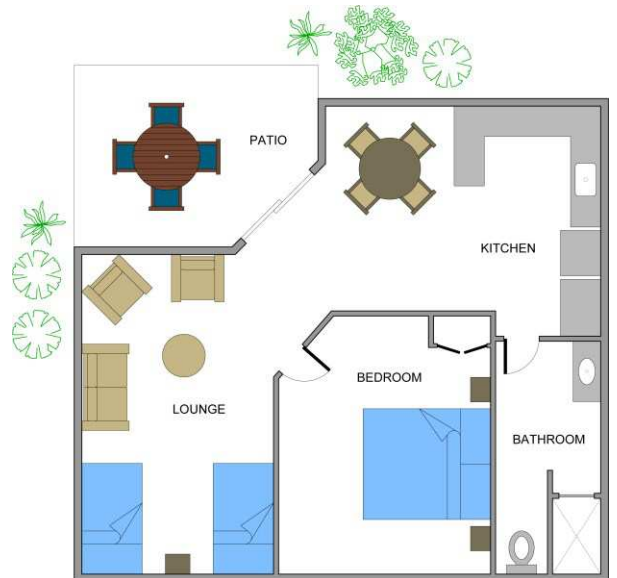
UPDATED JULY 2023

ROOM LAYOUT

GARDEN STUDIO



1 BEDROOM VILLA

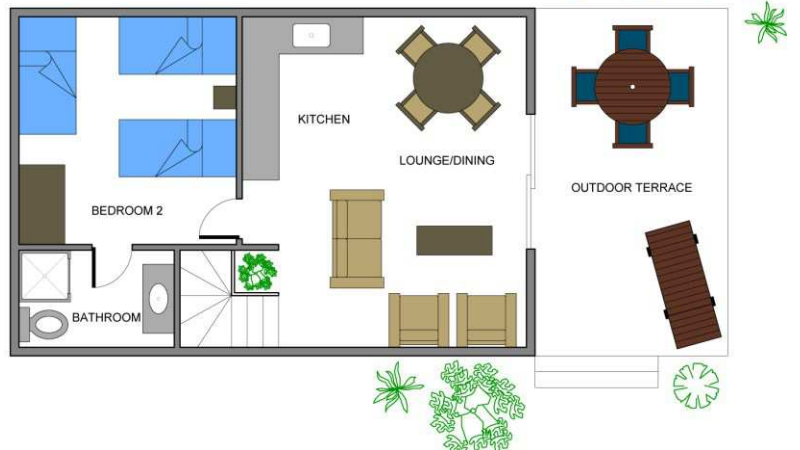


2 BEDROOM TWO LEVEL VILLA

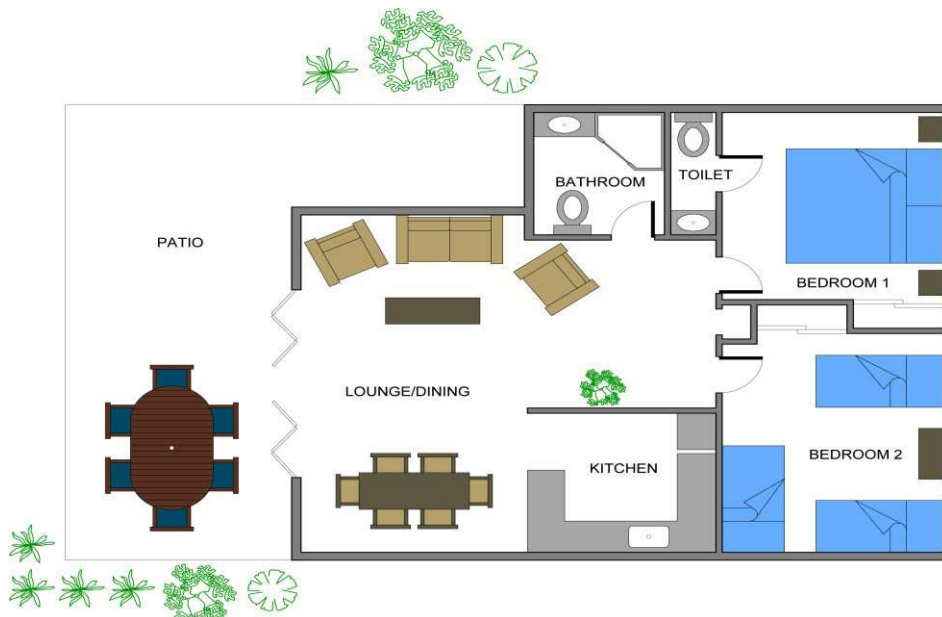
(UPPER FLOOR)



(GROUND FLOOR)



2 BEDROOM ONE LEVEL VILLA



ROOM LAYOUT

5 BEDROOM DELUXE VILLA

