



## NIKAO BEACH BUNGALOWS

Rarotonga

Nikao Beach Bungalows is a peaceful, family-owned beachfront retreat located in the district of Nikao on Rarotonga's beautiful northwestern coastline. Just minutes from the airport and downtown Avarua, this small and welcoming property offers a private and relaxing escape ideal for couples, families, or small groups.

The property consists of two self-contained studios and one spacious 2 Bedroom Villa, each thoughtfully designed to ensure comfort, space, and privacy. All units are positioned to take full advantage of the stunning sea views and include large private balconies for outdoor living. Whether you're enjoying a morning coffee or unwinding at sunset, the views of the lagoon and sound of the waves create the perfect backdrop for relaxation.

Each unit is fully self-catered and features a well-equipped kitchen with an electric cooktop, microwave, and fridge/freezer. The studios include super-king beds that can be split into two singles, while the villa offers added space ideal for families or friends. Comfortable furnishings, ceiling fans, spacious modern bathrooms, and personal touches such as locally handmade bed covers add to the charm of your stay. Sun loungers and outdoor furniture are provided, inviting you to soak up the tropical warmth right from your deck.

While privacy is a key feature, the hosts are always nearby and happy to help if needed. They pride themselves on offering a relaxed environment where guests can enjoy their own space, with assistance only ever a phone call away.

Additional on-site features include a shared laundry area located near the villa, kayak use for guests, and convenient parking.

Please note that while the beach is stunning, there are some rocky areas in the lagoon, so a little care is advised when entering the water.

Just across the road, you'll find a 24-hour convenience store with groceries, drinks, and everyday essentials. Popular spots like Vaiana's Bistro & Bar and The Islander Hotel are also just a short drive away, making dining out easy and accessible.

Nikao Beach Bungalows offers a tranquil, affordable, and authentic Cook Islands experience. With a strong focus on comfort, space, and privacy, it's the perfect place to unwind and enjoy the simple pleasures of island life.

### TOP FEATURES

#### Great Location

Nikao Beach Bungalows offers easy access to many nearby conveniences, including Oasis Energy (open 24/7), 21.3 Vaiana's Bistro & Bar, and of course, the beautiful beach just meters from your accommodation.

#### Privacy & Seclusion

Enjoy unobstructed views of the coral and shallow lagoon from the privacy of your own retreat. Fenced off from the busy main road, the property ensures maximum privacy and total relaxation.

### CHILD POLICY

Children under 16 years are not permitted on the property.

### INCLUSIONS

Complimentary use of kayaking equipment, BBQ area, sun lounges and beach hammock.



Beachfront Studio



Excellent beach facilities



Studio overlooking the lagoon

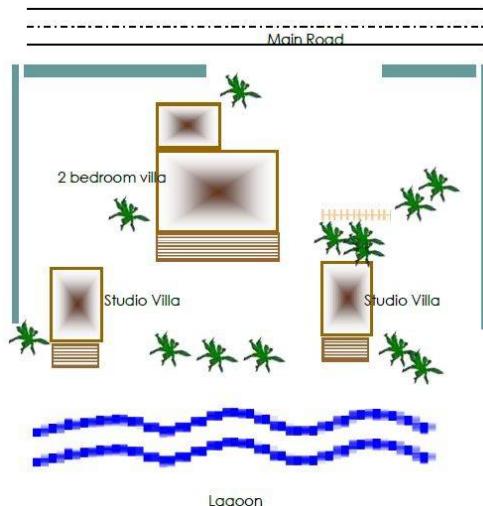


2 Bedroom Villa lounge area

## ROOM CONFIGURATION & LAYOUT

ROOM CATEGORIES	TOTAL ROOMS	BEDDING CONFIGURATION	MAX PAX
STUDIO	2	1 X KING BED (CAN BE MADE INTO 2X SINGLE BEDS)	2
2 BEDROOM VILLA	1	1 X KING BED AND 2 X SINGLE BEDS (CAN BE MADE INTO 1 X DOUBLE BED)	4

## PROPERTY LAYOUT & IMAGES



Rarotonga Airport

## PROPERTY LOCATION



PROXIMITY TO	DRIVE / WALK TIME
AIRPORT	3 MINS DRIVE
AVARUA TOWNSHIP	5 MINS DRIVE
RESTAURANTS & CAFES	
RAROTONGA BAKERY	1 MIN WALK
VAIANA'S BAR & BISTRO	1 MIN DRIVE
THE ISLANDER HOTEL	3 MINS DRIVE
GROCERY STORES	ACROSS THE ROAD
BUSTOP	RIGHT OUTSIDE

## ROOM FACILITIES

IN ROOM	
AIR CONDITIONING	X
BATH IN ROOM (SPA)	X
CEILING FAN	✓
DVD PLAYER	✓
FIRE EXTINGUISHERS	X
FULL OCEAN VIEW	STUDIOS ONLY
HAIRDRYER	✓
INTERCONNECTING ROOMS	X
INTERNET CONNECTION	✓ (\$)
KITCHEN	✓
LUGGAGE STORAGE	X
MICROWAVE	✓
PARTIAL OCEAN VIEW	2 BEDROOM VILLA ONLY
RADIO/ALARM CLOCK	✓
REFRIGERATOR	✓
ROOM SERVICED	X
SAFE IN ROOM	X
SATELITE TV + MOVIES	X
SHOWER	✓
STOVE TOP	✓ (GAS)
SURROUND SOUND SYSTEM	X
TEA/COFFEE FACILITIES	✓
TELEPHONE IN ROOM	✓
TOILET IN ROOM	✓
TV/DVD SYSTEM	✓
WHEELCHAIR/ACCESSIBILITY	2 BEDROOM VILLA HAS A WHEELCHAIR RAMP

## PROPERTY FACILITIES

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