

# Villa Mer et Soleil

Region: Nice Sleeps: 10

## Overview

Nestled discreetly on the hillside, with stunning views of the bay of Villefranche and St Jean Cap Ferrat on the French Riviera, Villa Mer et Soleil is a comfortable and intimate villa only 2 kilometres away from a village and within easy reach of the beach as well as the beautiful town of Nice.

Villa Mer et Soleil, promises a vacation full of memorable and magical moments. The perfect 'home from home' with space to relax as well as offering a perfect base for exploring and enjoying all that the beautiful Cote d'Azur has to offer.

The large luxury Villa is divided into two independent, self contained apartments, each occupying an entire floor.

This is ideal for one or two families or a large group holidaying together. The ground floor apartment sleeping 6 and upper level which sleeps 4 are also available separately.

## Facilities

Modern • Sustainable Collection • **Recommended** • Private Pool • Heated Pool • Beach Nearby • Ideal for Babies & Toddlers • Ideal for Kids • Wi-Fi/Internet • Air-Con • <1hr to Airport • BBQ • TV • DVD • Heating • Cot(s) • High Chair(s) • Golf Nearby • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages



# Interior & Grounds

## Villa Interior

- Light and airy marble and parquet flooring throughout.

### Upper Level Villa

- 2 bedrooms, sleeps 4
- all bedrooms have sea views
- one queen size bedroom with door onto sun terrace, marble tiled bathroom adjacent with bath/shower, hand basin, bidet and WC
- one twin room with en-suite shower room with hand basin and WC
- spacious lounge and bright dining area with doors opening onto large 15mx4m terrace with sea view, sun loungers, separate seating area with coffee table, parasols and dining table and chairs for 10 people
- fully equipped kitchen including dishwasher, washing machine, microwave, electric oven & hob, fridge freezer with instant ice maker
- flat-screen Sky satellite TV, DVD, stereo, WiFi, electric heating and air-conditioning

### Ground Floor Villa

- 3 Bedrooms, Sleeps 6.
- one queen size bedroom and two twin bedrooms
- marble tiled bathroom with bath, shower, hand basin
- shower room with hand basin and WC and a separate WC
- spacious lounge and dining area opening onto terrace and herb garden with dining area and sun loungers
- fully equipped kitchen including dishwasher, washing machine, microwave, electric oven & hob, fridge freezer.
- Sky satellite, plasma screen TV, DVD, stereo, WiFi, electric heating and air-conditioning

## Villa Exterior

- sea views
- (lower villa) tiled private and sunny patio with table, chairs and sun loungers accessed from kitchen
- (upper villa) large 15mx4m terrace with sea view, a/c, sun loungers, separate seating area with coffee table, parasols and dining table and chairs for 10 people
- 2 m deep infinity pool (12m x 4m) with stunning sea views
- the pool terrace has sun-loungers and parasols and there is plenty of space around the pool and in the garden for sunshine or shade
- bespoke separate BBQ area adjoining the pool facility with traditional stone barbecue with dining area under shady trees



- pool and garden lighting
- lighting around the pool and BBQ area makes for a delightful evening venue
- pool-house with shower and WC
- spacious private and secure parking in the villa grounds for up to 6 cars with no height restriction for high vehicles
- security gate with remote control

## Location & Local Information

A popular restaurant is a short walk away and a supermarket, pharmacy, bar/restaurant, bank and patisserie are all just a short drive away.

The three bays of Villefranche, Beaulieu sur Mer and Cap Ferrat are only a 10-minute drive away.

Perfectly placed for train and motorway connections for exploring the whole coastline, Villa Mer et Soleil is only a 20-minute drive to Monaco and a 30-minute drive to Italy.

The coastal train from Villefranche will take you East to Italy or West to St. Tropez.

There is also a bus stop only 200 metres away for local travel for those who prefer not to drive.

Villa Mer et Soleil is also ideally located for all the important local events such as The Monaco Grand Prix, Cannes Film Festival, APT Tennis Tournament and the Monaco & Antibes Boat Show.

## Local Amenities

|                       |                                           |
|-----------------------|-------------------------------------------|
| Nearest Airport       | <b>Nice<br/>(15 km)</b>                   |
| Nearest Ferry Port    | <b>Nice port<br/>(5 km)</b>               |
| Nearest Train Station | <b>Villefranche Sur Mer<br/>(4.8 km )</b> |
| Nearest Village       | <b>Colle du Villefranche<br/>(2km)</b>    |
| Nearest Town/City     | <b>Nice<br/>(5km)</b>                     |
| Nearest Restaurant    | <b>(Short walk away)</b>                  |
| Nearest Bar/Pub       | <b>Col du Villefranche<br/>(2km)</b>      |
| Nearest Supermarket   | <b>Col du Villefranche<br/>(2km)</b>      |



|                |                                         |
|----------------|-----------------------------------------|
| Nearest Shop   | <b>Col du Villefranche<br/>(2km)</b>    |
| Nearest Tennis | <b>Villefranche sur Mer<br/>(4.8km)</b> |
| Nearest Golf   | <b>(18km)</b>                           |
| Nearest Beach  | <b>Villefranche sur Mer<br/>(4.8km)</b> |
| Nearest Piste  | <b>Isola<br/>(81km)</b>                 |

## What Oliver loves...

- The lovely sea views!
- The great location close to the best destinations in Côte d'Azur!
- The local restaurant just a walk away!
- Two houses in one: a great choice for groups of friends & families!

## What you should know...

- The Monaco Formula F1 Grand Prix week will be particularly busy. Special conditions and supplements apply. Please contact us for full details.
- Car hire is recommended for exploring the Côte d'Azur!

# Terms & Conditions

- Security deposit: A refundable security deposit of £600 or €850 is required 10 working days before your arrival and will be returned within 5 working days of departure. To be paid via PayPal or by bank transfer.
- Arrival time: After 5pm
- Departure time: By 10am
- Energy costs included?: Yes
- Linen & towels included?: All bed and bathroom linen is supplied and is 100% cotton. Extra towels for use by the pool are also provided.
- Pets welcome?: No
- Pool heating charge?: The pool may be heated in Spring and Autumn only for a charge of €300 per week. Due to the size of the pool, up to 10 days of pre-heating may be required, therefore please request pool heating at least 2 weeks before your arrival.
- Smoking Allowed?: No smoking allowed indoors
- Minimum stay: 3 nights except July and August when 7 nights
- Other Ts and Cs: The Monaco Formula F1 Grand Prix week will be particularly busy. Special conditions and supplements apply. Please contact us for full details.
- Tax: French Visitors Tax payable locally (typically costs approximately between €1-€3 per adult per night- please enquire if exact amount is required).