

# Villa Cosmopolite

Region: Cannes Sleeps: 10

## Overview

When sitting back in your lush gardens, relaxing as your family or friends swim in the private pool or dine al-fresco on the terrace, it's hard to believe you are in central Cannes, just a 15-minute stroll from the glamour of La Croisette and the city's splendid beaches.

Villa Cosmopolite offers an air of sophisticated authenticity in a fantastic location for visiting Cannes and the French Riviera. It has been styled beautifully – just step into the open-plan living space and appreciate the home's character in its welcoming lounge alongside contemporary comfort in the well-equipped kitchen-diner. Upstairs, via the grand staircase, you will find three gorgeous bedrooms, one en suite with a generous bath and walk-in shower whilst the lower floor offers two further bedrooms and a second lounge and kitchen, perhaps ideal for teens seeking a little independence or accompanying grandparents.

Outside it feels like a calm oasis with glorious gardens and a wonderful swimming pool as well as al-fresco lounge and dining spaces, perfect for long barbecues cooking up local delights bought from one of Cannes' atmospheric covered markets. Of course, restaurants, cafes and bars are all within walking distance whether seeking out authentic bistros or booking ahead at Michelin starred establishments.

Soak up the glamour of Cannes along La Croisette or by its glitzy marina, discover its historic past in the charming quarter of La Suquet, take a boat trip out to the beautiful Île Sainte-Marguerite or just spend time relaxing on the sandy beaches, swimming in the Bay of Cannes or trying out a wealth of watersports.

Hire a car to explore a little further afield with idyllic villages and towns of the hinterland such as Mougins, Valbonne and Grasse or continue along the coast to the old-town of Antibes and lovely beaches of this part of the French Riviera. You could even catch the train as far as Monaco, passing the great city of Nice as well as picturesque beaches such as Beaulieu and Èze-sur-Mer.

There are wonderful walks through woodland, hikes between villages and horse-riding through breathtaking scenery as well as golf in stunning surroundings at one of the many prestigious courses. Whether exploring Cannes or other parts of the captivating Côte d'Azur, there's no doubt that this



is an alluring and enchanting part of southern France.

## Facilities

Private Pool • Child-Safe Pool • Beach Nearby • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Walk to Beach • Walk to Village • Walk to Restaurant • <1hr to Airport • BBQ • Satellite TV • DVD • Heating • Cot(s) • High Chair(s) • Watersports • Sailing • Canoeing/Kayaking • Walking/Hiking Paths • Wine Tasting • Golf Nearby • Tennis Nearby • Cycling • Horse Riding • Fishing • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites • Scuba Diving • Paragliding • Boat Trips • RWC-Nice

# Interior & Grounds

## Villa Interiors (250m2)

### Ground Floor

- Open-plan living area
- Open-plan kitchen and dining area
- Separate TV lounge
- Guest WC

### First Floor

- 2 x bedrooms with double beds
- Bedroom with twin beds
- En suite bathroom with bath and walk-in shower
- Bathroom with walk-in shower

### Lower Ground Floor

- Living area
- Kitchen
- 2 x double bedrooms
- Bathroom with wet-room style shower and concealed washing machine/dryer

### Outside Grounds

- Swimming pool (15x5m) with safety alarm
- Al-fresco lounge and dining area
- Garden
- Barbecue

### Facilities

- Wi-Fi
- Air-conditioning
- Heating
- Satellite TV
- DVD player
- Washing machine and dryer





## Location & Local Information

Villa Cosmopolite is located amongst grand houses and apartments on an avenue in central Cannes. Set on a plot of 2500m<sup>2</sup>, it feels like a city oasis with such wonderful gardens.

The shops and restaurants of Cannes are just a short walk away whilst within a 15 to 20-minute stroll you can be admiring the glamour of La Croisette and gazing over the Mediterranean from one of the fine city beaches. Wander along the famous boulevard, passing high-end hotels, restaurants and beach clubs, with stunning views of the Bay of Cannes.

There is a supermarket within a five-minute walk for grocery essentials but one of the great delights of Cannes is its vibrant covered markets. Marché Forville, open six mornings a week, sells the morning's catch as well as locally produced fruit and vegetables and other delicacies such as cured meats, olives and so much more. Marché Gambetta is another fantastic market, even closer, or head to Marché de La Bocca, a little further out of town, to shop amongst locals.

Le Suquet is an especially enchanting part of Cannes to discover, an historic neighbourhood with winding and steep lanes leading to the castle at the top, Musée de la Castre. Explore the picturesque houses, many once fishermen cottages, and admire panoramic views from various elevated spots across this idyllic part of Cannes.

Heading back to the sandy beaches of Cannes, watersport enthusiasts can try out kite-surfing, para-sailing, yachting, sea-kayaking, catamarans and more. There are also numerous boat excursions such as trips as far as Saint-Tropez or Monaco as well as whale-watching or sunset cruises along the French Riviera. A visit to the tranquil and beautiful Lérins Islands is perfect for a day away from the city.

Hire a car and discover even more of the stunning Côte d'Azur or take a train to some of the coastal towns heading east as far as Monaco via Nice. Just 12km away is the charming old-town of Antibes, the vibrant restaurants and bars of Juan-Les-Pins and the gorgeous beaches of this coastline.

In the other direction, Théoule-sur-Mer offers yet more dramatic scenery or head inland to some of the most delightful villages such as Mougins (7km) and Biot (16km). Art-lovers should visit St Paul de Vence (27km) and Vence (30km) for pretty art galleries, artisan shops and the well-known art museum, Fondation Maeght as well as Matisse's serene Chapelle Du Rosaire.

The market town of Valbonne (13km) is a must on a Friday morning with its



glorious market, perhaps combined with a visit to one of the perfume museums of Grasse (20km). This area is a walker's paradise with trails through woodland and hills, passing iconic scenery of olive groves and cypress trees with glimpses of the glistening Mediterranean so near.

### Local Amenities

Nearest Airport	<b>Nice (26km)</b>
Nearest Train Station	<b>Cannes (Within 1km)</b>
Nearest Restaurant	<b>Cannes (Within a 5-10 minute walk)</b>
Nearest Supermarket	<b>Cannes (Within a 5-10 minute walk )</b>
Nearest Beach	<b>La Croisette beaches (1km)</b>
Nearest Tennis	<b>Cannes (1km)</b>
Nearest Golf	<b>Old Course Cannes Mandelieu (9km)</b>

## What we love

- Villa Cosmopolite offers style as well as character in a central location in Cannes
- The swimming pool is an oasis of calm set in glorious gardens with beautiful terraces
- Stroll along the famous La Croisette boulevard, reached in just a fifteen-minute walk
- Visit Cannes' atmospheric markets for wonderful local produce and delicacies
- Sandy beaches, watersports and boat trips are all within easy reach with no need to hire a car

## What you should know...

- During festivals and other special events taking place in Cannes, advertised rates do not apply (minimum stay may differ also) - please contact us for a full, up to date quote and to request availability
- Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking
- Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager

# Terms & Conditions

- Security deposit: €2000 paid via bank transfer to the owner one month before arrival and refunded two weeks after departure, subject to full inspection.
- Arrival time: 4.00 p.m. - 6.00 p.m.
- Departure time: 10.00 a.m.
- Energy costs included?: Yes.
- Heating costs included?: Yes.
- Linen & towels included?: Yes.
- Pool towels included?: Yes.
- End of stay cleaning included?: Extra €300, payable locally on arrival. A mid-stay clean is included for stays of 7 nights or more. However, guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.
- Pets welcome?: Not allowed.
- Smoking Allowed?: Outside only.
- Changeover day: Saturday. All other changeover days on request.
- Minimum stay: 7 nights. All other durations on request.
- Pool opening dates?: Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.
- Other Ts and Cs: Weddings and stag/hen parties are not permitted. Any other special events are on request only and subject to prior arrangement with the owner and additional charges.
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