

# Villa Ouahat

Region: Marrakech Sleeps: 14 - 16

## Overview

Everyone loves Villa Ouahat, golfers, children, grandparents and anyone looking to relax and rejuvenate. This fabulous, modern property sits within a two-acre landscaped garden, within one hundred metres of the Palmeraie Golf course to the north of the city centre. The villa boasts a brilliant team of staff who will pamper you and ensure that you enjoy the holiday of your dreams. The villa is great for groups of friends or multi-generational families as it offers seven very spacious bedrooms, including one children's room for four. It also boasts a gorgeous swimming pool, a fabulous pool house for alfresco dining and lounging, a games area and fantastic living spaces. Charm, space, contemporary furnishings, and calm, natural colour palettes come in lavish abundance.

You arrive at Villa Ouahat in a charming outdoor courtyard attached to the main building. You will quickly discover two gorgeous living areas, a games area and a delightful dining room. One of these offers sumptuous sofas and armchairs, a television, a gorgeous fireplace and some giant modern artworks. It opens to a covered terrace that overlooks the garden. The other room enjoys a huge open fireplace and yet more modern sofas and chairs. At the far end of the room is the games area with its pool table. Two walls of glass open to the garden and terraces, also drowning it in natural light. The dining room is a lovely space with an intricately carved dresser and stunning garden and pool views.

Villa Ouahat boasts seven bedrooms, two of which are on the ground floor and the remainder upstairs. One ground-floor bedroom offers a beautifully dressed double bed and an ensuite bathroom, all in soft grey and taupe tones. The other is perfect for children or as a family room. It offers four single beds, two of which could be put together to form a kingsize bed. This room also boasts an ensuite bathroom. Both ground-floor bedrooms offer direct access to the garden and terrace. Upstairs, two rooms offer flexible sleeping arrangements with kingsize beds that can be set up as twins. One offers an ensuite, and the second shares a family bathroom with bedroom five, which enjoys a comfy double bed. The remaining two rooms enjoy double beds adorned with lux linens and exquisite soft furnishings and ensuite bathrooms. A number of the upper rooms enjoy private terraces, and if you are lucky, you will get a bath with a view where you can soak your stresses away!

Outside, you will discover gardens that will capture your heart. The twenty-five-



metre swimming pool is surrounded by loungers and the pool house, where you can dine alfresco or enjoy pre-dinner drinks on divine contemporary furniture. There is even an open fireplace should a chill descend on the evening or should you want to enjoy a crackling atmosphere. You could also use the poolhouse for yoga, pilates or dance exercise. Little ones enjoy table tennis, boules, the trampoline and the vast gardens.

## Facilities

Villa/House • Private Pool • Heated Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • <1hr to Airport • Safety Deposit Box • Hairdryer • All Bedrooms En-Suite • Ground Floor Bed & Bath • TV • Indoor Games • Outdoor Games • Table Tennis • Pool/Snooker • DVD • Working Fireplace/Woodburner • Heating • Cot(s) • High Chair(s) • Parking Space • Rural Location • Golf Nearby • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites

# Interior & Grounds

## Ground Floor

- Large living room with comfortable seating, fireplace and access to the garden
- Dining room for 8 people and access to the garden
- Professional kitchen for staff use (guests are not allowed)
- Media room with comfortable seating, TV, DVD player and fireplace
- Bedroom with four single beds and en-suite bathroom
- Bedroom with double bed and en-suite bathroom

## First Floor

- Bedroom with double bed (configurable in twin beds), access to a terrace and en-suite bathroom
- Bedroom with double bed, access to a terrace and en-suite bathroom
- Bedroom with double bed and en-suite bathroom with bath and shower
- Bedroom with double bed (configurable in twin beds)
- Bedroom with double bed
- Bathroom

## Exterior Grounds

- Private heated swimming pool (25 m)
- Large terrace and garden area
- Various sun loungers
- Bar and chill out area
- Outdoor dining
- Covered terrace
- Garden furniture
- Private parking
- Petanque area

## Additional Facilities

- Wi-Fi connection
- Air conditioning
- Central heating
- Safe deposit box
- Cot and high chair
- Pool table
- DVD library
- Ping pong table
- Satellite TV
- Sound system
- Trampoline
- Hair dryer



## Location & Local Information

Villa Ouahat enjoys a peaceful, tranquil location just outside of Marrakech's Medina. This beautifully landscaped area of the Palmeraie is smart, attractive and sophisticated. It connects Casablanca to Fez. Golf enthusiasts enjoy the Golf de la Palmeraie club, which is moments from the villa. An equestrian centre and camel riding are also nearby. Quad bikes are also popular, and hot air balloon rides with Marrakech Balloon.

Marrakech is a bustling, colourful city that will blow your mind with its heady smells, sounds and sights. In 1985 its Medina was declared a UNESCO World Heritage Site. Full of fragrant, colourful spices, glistening silver lamps with the promise of a genie, vibrant carpets and leather in every shade imaginable, it also offers rich, ancient architecture. Its souks are loud, thrilling and fun. You can learn to barter, and you will discover snake charmers, storytellers and potion sellers. Dining in the Medina is an adventure which will set your tastebuds tingling. Smoke rises from barbecues which are enjoyed along with Gnawa musicians, acrobats and fortune tellers. The famous Patisserie des Princes is perfect for sweet treats and ice cream afterwards. Many of the riads boast exquisite restaurants for fine dining experiences where you will enjoy creative, spice-laced modern Moroccan menus. Many of the restaurants are on rooftops with glorious views of the city and the mountains. Hammams were introduced to the city by the Romans and adapted to fit Islamic ablution rituals. Visitors enjoy wonderful hammam experiences at Hammam de la Rose, the Farnatchi Spa, the deluxe Royal Mansour and many other spas.

Marrakech enjoys many stunning buildings. The Bahia Palace was built in the late 19th century and now forms the centre of the city's culture. It boasts incredible decor along with high, gilded ceilings, mosaics, stuccos, paintings, the mesmerising quarters of Bou Ahmed's favourite concubine, Lalla Zineb and an enormous landscaped garden.

Marrakech enjoys an excellent collection of museums, including Maison de la Photographie, a three-storey riad-turned-gallery housing the vintage Moroccan photography collection of Patrick Menac'h and Marrakshi Hamid Mergani. Its rooftop cafe is one of the highest in Medina. The Musee Tiskiwin displays the history of Marrakech and the region in general. The Dar Si Said Museum is an exhibition of historic and contemporary Moroccan art, full of intricate Byzantine designs and colours. The Music Museum is located in the Saadian quarter, built in the 16th and 17th centuries. The reception of the museum is a jewel of Arab-Andalusian architecture.

The area around Marrakech's Medina is sprinkled with magical gardens. Le Jardin Secret is one of Medina's largest and most important gardens, with a Persian garden full of tufty grasses and olive, pomegranate, fig and date trees



and a second smaller garden offering exotic plants. An elaborate irrigation system weaves its way through the gardens, part of an ancient network that once distributed water from artesian wells and fed by the mountains. When fashion icon Yves St Laurent arrived in the city in 1964, he was overwhelmed by the city and its vivacity. He lived in the Jardin Majorelle with his partner, a lush garden painted with an intense shade of ultramarine blue. It is full of giant cacti, palms and bamboo groves. The Berber Museum is filled with Yves St Laurent's personal jewellery and fashion collection, and the Musee Yves St Laurent offers a stunning choreography presentation of the clothes in a dramatic black hall.

Visitors to Marrakech usually enjoy combining trips to the Medina with excursions into the mountains and its mountain villages. It is the perfect contrast to the thrillingly frantic energy of the Medina and the buzz of its museums, palaces and gardens. After a delicious Moroccan feast around Djemaa El Fna, you can trek up Northern Africa's highest peak, Mount Toubkal or enjoy a surprising experience of North African skiing at Oukaimeden. The Atlas Mountains are sprinkled with pretty villages, beautiful waterfalls and dramatic viewpoints. Imlil is a popular hub to start exploring, and the Bureau des Guides d'Imlil can arrange guides. You will enjoy unforgettable day trips, visit traditional villages, taste delicious food, and enjoy the fabulous scenery and a mesmerising mix of Berber, Arabian and European cultural influences. You will also discover some of the best golf courses in Marrakech, including the Amelkis Championship Golf Course and the Marrakech Royal Golf Club.

## Local Amenities

Nearest Airport	<b>Marrakech Menara Airport (16 km)</b>
Nearest Train Station	<b>Dar Dmana Bus Stop L36 (1 km)</b>
Nearest Village	<b>Ouahat Sidi Brahim (5 km)</b>
Nearest Town/City	<b>Marrakech (10 km)</b>
Nearest Restaurant	<b>Le Blokk Restaurant (8 km)</b>
Nearest Supermarket	<b>Carrefour (8 km)</b>

Nearest Golf	<b>Palm Golf Marrakech (3 km)</b>
Nearest Tennis	<b>Palm Tennis &amp; Padel Club (3 km)</b>
Sightseeing	<b>Cactus Botanic Gardens (4 km)</b>

## What we love

- Villa Ouahat is beautifully finished throughout. You will discover lavish, modern furnishings, gorgeous bathrooms, fabulous sleeping spaces and wonderful terraces
- The villa sits in a stunning two-acre garden brimming with towering palms, centuries-old olive trees, and extensive lawns. It features a huge swimming pool, a fantastic pool house, a trampoline, a boules strip and exceptional terraces, all sprinkled with exquisite furnishings
- The villa comes with very attentive yet discreet staff who will make sure that you relax and enjoy precious time with your loved ones

## What you should know...

- One of the rooms comes with four single beds, ideal for children or a family
- There are some additional costs for groceries, half or full board, drinks, the heating of the pool, laundry services and any other additional requested services. If you have received good service, please tip the staff
- Please supervise children around the pool
- Please bear in mind that during Ramadan, the traditional month of fasting and purification, some restaurants and cafes close during the day and general business hours are reduced

# Terms & Conditions

- Security deposit: €1,000 charged to client's credit card by the owner before/upon arrival and refunded two weeks after departure, subject to full inspection.
- Arrival time: 3 pm
- Departure time: 12 pm
- Energy costs included?: Yes, included in rental price.
- Heating costs included?: Yes, included in rental price.
- Linen & towels included?: Yes, included in rental price.
- Pool towels included?: Yes, included in rental price.
- End of stay cleaning included?: Yes. 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 garbage disposal required will be charged against the security deposit.
- Internet access?: Wi-Fi internet access included.
- Minimum stay: 3 nights during low season. All other durations on request.
- Changeover day: Flexible.
- Pets welcome?: Not allowed.
- Smoking Allowed?: Smoking & Vaping are not permitted.
- Pool heating charge?: For those who require pool heating, there will be an additional charge starting from €180 (to be paid locally on arrival). Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- Tax: Tourist Taxes are not included in the rental price and are to be paid locally in cash on arrival (the correct total per person per night will be sent to you after booking confirmation).
- Insurance: Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, personal belongings, personal liability and any accidental damage caused during their stay.
- Other Ts and Cs: Housekeeping, breakfast and a chef are included in the rental price.

The following services are available at an extra cost o be paid on arrival by cash or bank transfer:

- Half board: starting from €20 per day/guest
- Full board: starting from €38 per day/gues
- Lunch: starting from €16 per day/guest
- Dinner: starting from €19 per day/guest
- Laundry service: please enquire
- Child care, baby sitting: please enquire
- Airport transfer: please enquire
- Other Ts and Cs: A non-refundable 40% deposit is required to confirm a booking at this property (or full payment if booking within 12 weeks of departure).