

# Lakefront Retreat

Region: Cotswolds Sleeps: 15

## Overview

Discover Lakefront Retreat, a serene waterside residence nestled within the idyllic Lakes by Yoo estate. This property creates a seamless blend of remarkable architecture with the surrounding tranquillity and natural beauty, promising a peaceful retreat away from the bustle of everyday life.

The Lakes by Yoo Estate is a fabulous collection of private properties, and a few select rental villas, the brainchild of design collective Yoo Studio, co-founded by none other than Philippe Starck. This magnificent estate boasts several large freshwater lakes, numerous activities, and beautiful meadows and woodland - a haven for wildlife - in the Gloucestershire countryside. Each of the properties is cleverly screened for total privacy, allowing you to relax in total comfort.

Inside, the residence boasts spacious living areas and modern amenities, complemented by floor-to-ceiling windows that offer captivating views of the surrounding lake. With plenty of space to accommodate up to 15 guests it is the ideal destination for families or a group of friends spend quality time and create lasting memories. The remarkable kitchen and dining area, complete with top-of-the-line Miele appliances, a walk-in pantry and a wine fridge, is perfect for culinary adventures. The dining space offers panoramic views of the serene lake, while the living room is a cosy retreat with a wood-burning fire and large-screen TV. While each of the 6 bedrooms exude luxury, the master bedroom is a true sanctuary. With floor-to-ceiling glass walls, a lavish walk-in wardrobe, a private balcony, and a bath with a breathtaking view, you will be set for ultimate relaxation.

Guests at Lakefront Retreat can enjoy a range of activities including water sports such as paddle boarding, canoeing and kayaking, and fishing, as well as cycling, ziplining, shooting, trapeze, horse riding, dune buggies, paint balling, climbing. The kids' club offers numerous workshops, allowing adults to enjoy indulgent wellness treatments at the luxurious Orchard Spa. This includes use of its 17-metre heated swimming pool, gym, treatment rooms, sauna and steam room.

Whether seeking adventure or relaxation, Lakefront Retreat represents a serene oasis, and a place to relax and unwind in the most picturesque surroundings.



## Facilities

Wow Factor • Instagrammable • Modern • Wellness • Heated Pool •  
Indoor Pool • Shared Pool • Ideal for Babies & Toddlers • Ideal for Kids •  
Ideal for Teens • Wi-Fi/Internet • Air-Con • Pets on Request • Walk to  
Restaurant • Laptop Friendly Workspace • BBQ • Washing Machine •  
Tumble Dryer • Dishwasher • Microwave • Coffee Machine • Hairdryer •  
Ideal for Parties • Tennis Court • TV • Spa/Massage • Sauna/Steam •  
Gym/Fitness Room • Games Room • Indoor Games • Outdoor Games •  
Table Football • Pool/Snooker • Home Cinema • Working  
Fireplace/Woodburner • Fire Pit • Heating • Ceiling Fans • Cot(s) •  
High Chair(s) • Toys • Parking Space • Waterfront • Watersports •  
Canoeing/Kayaking • Rural Location • Walking/Hiking Paths • Wine Tasting  
• Tennis Nearby • Cycling • Fishing • Outstanding Landscapes • Outdoor  
Pursuit & Activities • Tourist Towns & Villages • Historical Sites • Romantic  
• Boat Trips • Decorated for Christmas

# Interior & Grounds

## Lakefront Retreat

### Ground Floor

- Open-plan living area
- Fully-equipped kitchen
- Dining area with terrace access, and huge glass doors that open up fully
- Living room with 65" TV and log burning fireplace
- Snug with TV and table football
- Utility room
- WC
- The wrap around terrace has access to the lake and the lower deck

### First Floor

- 2 king-sized bedrooms suites with sofas and luxury ensuite bathrooms
- King-sized bedroom
- Bunk room that can sleep 5
- Twin bedroom
- Family bathroom with shower, stand alone bath and WC
- Pool table

### Second Floor Master Penthouse Suite

- 600 sqft, with floor to ceiling glass walls and breath taking views
- Super king-sized bedroom
- Studio kitchen
- Bathroom
- Sofa area with log burner and TV
- Private terrace

### Exterior

- Wrap around terrace with panoramic lake views
- Private garden
- Outdoor dining table
- Outdoor sofas
- Dog washing area

### Additional Facilities

- Water sports: paddle bords, 2 single kayaks, Canadian canoes and life jackets
- BBQ



- Pizza oven
- Nespresso coffee machine
- Washing machine and dryer
- Children's plastic plates and cutlery
- Highchair and cots
- Tennis courts: tennis rackets and a cricket set
- Parking spaces for 4 cars
- Underfloor heating
- On-site spa facilities including indoor heated pool, techno gym, bookable spa treatments and yoga studio
- On-site restaurant and bar

*Please note that from October to April access to the lake is suspended in order to protect the over-wintering bird population. This restriction applies to kayaking, boating, fishing and swimming.*

## Location & Local Information

Lakefront Retreat is located on the exclusive The Lakes at Yoo private estate in the Cotswolds. This amazing 850-acre estate lies quietly outside the historic village of Lechlade, renowned for its thriving market square adorned with the 15th-century Church of St Lawrence and an array of charming cafes, pubs, and shops. The town square is close to the famous Halfpenny Bridge and the bustling boating marina on the River Thames. Take a scenic towpath leading to nearby attractions, including Buscot House. The Cotswolds is renowned for its many gorgeous quintessentially English villages and towns, exceptional fine dining restaurants, and artisanal markets, waiting to be explored.

Closer to home, The Lakes at Yoo Estate offers a truly incredible array of activities. Although the dreamy Cotswolds villages are nearby, you may not even want to leave the estate. The Orchard Spa offers a wellness escape like no other, boasting a 17 metre pool, a brilliantly equipped gym, treatment rooms, a sauna and steam room. The spa is open between 2pm and 5pm for rental guests who want to indulge in luxury, bespoke facials and massages, reflexology and body treatments, beauty, waxing and tailored therapies. Guests can borrow paddle boards and kayaks to take to the lakes, which are teeming with trout, pike, perch, bream and roach. At the fishing hut, you can hire tackle, rods and other equipment or arrange lessons for fly, lure and pole fishing. There are other amazing outdoor activities including bike hire, horse riding, dune buggies, paint balling, climbing, shooting, trapeze and ziplining. Should you be interested, the team can also arrange workshops including woodworking, arts and crafts, raft building and even cocktail classes. Perhaps something to consider if you are celebrating a special occasion! During the school holidays, there is a little lake's explorers children's club for children aged four and over.



## Local Amenities

Nearest Airport	<b>Heathrow Airport (124 km)</b>
Nearest Ferry Port	<b>Bournemouth Ferry Port (158 km)</b>
Nearest Train Station	<b>Swindon Train Station (23 km)</b>
Nearest Town	<b>Lechlade-on-Thames (4.5 km)</b>
Nearest City	<b>Bristol (91.5 km)</b>



Nearest Restaurant	<b>On site (0 km)</b>
Nearest Bar/Pub	<b>On site (0 km)</b>
Nearest Shop	<b>Co-Op Fairford (5 km)</b>
Nearest Supermarket	<b>Aldi, Swindon (21.5 km)</b>
Nearest Tennis	<b>On site (0 km)</b>

## What we love

- Lakefront Retreat is a stunning architectural masterpiece, bringing the outside in and offering total relaxation and tranquility.
- The Lakes by Yoo private estate is a haven for wildlife and a peaceful retreat, whilst also offering a wonderful array of activities and entertainment. There is something for everyone!
- The bunk room at Lakefront Retreat provides sleeping arrangements for up to five, offering an opportunity for a memorable and enjoyable sleepover experience for kids.

## What you should know...

- Lakefront Retreat is pet friendly by arrangement upon booking.
- There are extra charges for the entertainment and activities available on the estate.
- The bunk room is comprised of 3 single beds and one double, sleeping up to 5 people.
- Please ensure that children are always supervised around the open water.
- From October to April access to the lake is suspended to protect the over-wintering bird population. This restriction applies to kayaking, boating, fishing and swimming.

# Terms & Conditions

- Security deposit: £500 charged to client's credit card as a pre-authorisation at least 2 weeks prior to arrival and refunded two weeks after departure, subject to full inspection.
- Arrival time: 4:00 pm
- Departure time: 10:00 am
- Energy costs included?: Yes, included in the rental price
- Linen & towels included?: Yes, included in the rental price
- Heating costs included?: Yes, included in the 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 rubbish disposal required will be charged against the security deposit.
- Pets welcome?: Yes, by prior agreement only. Please enquire at time of booking.
- Smoking Allowed?: No smoking or vaping
- Pool towels included?: Please note that no pool/swimming towels are provided
- Minimum stay: Either 2 or 3 nights
- Changeover day: Flexible