

Manoir Chenanson

Region: Carcassonne Sleeps: 15 - 30

Overview

This 16-bedroom village house ticks so many boxes if you are looking for a characterful French home ideal for a large family holiday or special event. Just outside Carcassonne and within walking distance to the local bakery, wine-shop and grocery store, fantastic features include a cinema lounge and bar, a wonderful al-fresco dining area and hot tub as well as a heated swimming pool set within the landscaped garden.

Historic Manoir Chenanson has undergone an impressive renovation yet has retained so much charm with original flooring, fireplaces and other traditional features alongside a wealth of modern comforts. There are 16 bedrooms scattered across the manoir and its annexe allowing up to 30 people to stay here (there is also the option to rent just the main house for 15 guests). The pretty bedrooms are all so individual with simple furnishings, many with modern en suite bathrooms.

Gather outside in the sociable al-fresco dining area with its summer kitchen, barbecues and long tables. Enjoy good food and local wine as kids play darts, pool and table tennis. Furthermore, the cellar has been transformed into an amazing entertainment space with a home-cinema lounge and full bar with dance-floor and disco lights! Whether an informal gathering or a special celebration, this is such a brilliant area to spend fun time with family and friends.

The heated swimming pool is another great attraction, like a hidden gem set within a beautiful landscaped garden. The outdoor hot tub adds an extra touch of luxury – it will be hard to tear yourself away from this magnificent place, especially as the *boulangerie*, butchers, wine-shop and grocery store are all just a short stroll away for all your daily necessities. A private chef can also be arranged.

That said, for guests keen to explore this part of southern France, the location can't be beaten. You are just a short drive from Carcassonne and its famous citadel, one of France's most visited destinations and a UNESCO World Heritage site - there's also a half-hourly bus service meaning guests without a car won't feel too isolated. As well as visiting the world-famous medieval citadel, soak up the ambience of Carcassonne's Bastide Saint-Louis with its wine-bars, restaurants, café terraces and vibrant market three mornings a week.



Hire bikes to cycle along the Canal du Midi coming across pretty places such as Trèbes, Homps and Castelnaudary. Discover summer swimming spots and canoeing by the Aude River or visit nearby vineyards, pretty villages and historic market towns such as Limoux and Mirepoix. You could even drive around an hour to the coast for sweeping Languedoc beaches, windsurfing and oysters overlooking the glistening Mediterranean.

Facilities

Manor • Villa/House • Great Value • Private Pool • Child-Safe Pool • Heated Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Pets on Request • Walk to Village • <1hr to Airport • Laptop Friendly Workspace • BBQ • Ideal for Parties • Ideal for Xmas/NY • Stag/Hen Allowed • Ground Floor Bed & Bath • Smart TV • Satellite TV • Games Room • Indoor Games • Outdoor Games • Table Tennis • Table Football • Pool/Snooker • Home Cinema • DVD • Heating • Cot(s) • High Chair(s) • Canoeing/Kayaking • Walking/Hiking Paths • Wine Tasting • Golf Nearby • Tennis Nearby • Cycling • Horse Riding • Go-Karting • Fishing • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites • Boat Trips

Interior & Grounds

1) Main House and Annexe (30-person rate)

2) Main House only (15-person rate)

Main House Interiors (15 guests)

Ground Floor

- Hallway and WC
- Lounge
- Study
- Main kitchen and dining area with large table

Cellar

- Lounge with home-cinema, bar, games, dancing area and glass-covered well

First Floor

- Hallway lounge
- Bedroom 1 with king-size double bed and en suite bathroom with shower and WC
- Bedroom 2 (adjoining Bedroom 1) with bunk-bed
- Bedroom 3 with king-size double bed and en suite bathroom with shower and WC
- Bedroom 4 with two double beds and en suite bathroom with shower and WC

Bedrooms 3 and 4 can connect to each other (or are accessed independently)

Second Floor

- Hallway lounge
- Bedroom 5 with double bed and separate bathroom with shower and WC
- Bedroom 6 with double bed and en suite bathroom with shower and WC
- Bedroom 7 with double bed, kitchenette and en suite bathroom with shower and WC
- Bedroom 8 with double bed
- Bedroom 9 (adjoining Bedroom 8) with single bed and en suite bathroom with shower and WC

Annexe Interiors (15 guests)

Ground Floor Wing I (independent access from courtyard)



- Bedroom 10 with double bed and en suite bathroom with shower and WC
- Bedroom 11 (adjoining Bedroom 10) with single bed

First Floor Wing II (via independent stairs from side of annexe)

- Bedroom 12 (via independent stairs) with double bed, single bed and separate bathroom with shower and WC

Ground Floor Wing III

- Kitchen with breakfast table
- Bedroom 13 with double bed and single bed and en suite bathroom with shower (bedroom and bathroom suitable for elderly/disabled)

First Floor Wing III (via stairs from kitchen)

- Bedroom 14 with double bed and roll-top bath in the room
- Bedroom 15 with double bed
- Bedroom 16 with double bed and en suite bathroom with shower and WC
- Bathroom with shower and WC

Outside Grounds

- Heated swimming pool (9x4m, depth max 2.2m) with safety gate access.
Open approximately April to October
- Poolside terrace
- Large barn (70m²) with dining table, summer kitchen, barbecues, lounge area and pool table/darts/table tennis
- Hot tub
- Courtyard
- Swing set
- Pétanque

Facilities

- Wi-Fi
- Heating
- Air-conditioning units (on request)
- Hot tub
- 4K Smart TV and SKY TV+/Netflix
- DVD player and DVDs
- Home cinema
- X-Box
- Bar
- Table tennis
- Pool table and darts

- Table football
- Pétanque

Location & Local Information

A short drive from Carcassonne, this fantastic family house is located in a bustling French village in the Aude department of southern France. Carcassonne Airport is a 10-minute drive away or arrive by train into Gare de Carcassonne (6.5km).

Located on the road that connects Carcassonne and Castres, there is a butcher shop opposite as well as a *boulangerie* just 200m away for fresh bread and croissants every morning. There is also a pharmacy, wine-shop and a small supermarket as well as a visiting food truck twice a week in the summer.

Although a car is strongly recommended to be able to fully explore the surrounding region, there is a half-hourly bus to Carcassonne so guests without a car should not feel too isolated. Carcassonne's train station has departures to so many places for lovely day trips including Narbonne, Béziers, Toulouse, Castelnaudary, Limoux and even the Languedoc coastline.

There are two main parts of Carcassonne – start off in historic Bastide Saint-Louis with its narrow lanes filled with restaurants, shops and wine-bars alongside Place Carnot with its café terraces, plane trees, fountain and vibrant market three mornings a week.

La Cité de Carcassonne is a UNESCO World Heritage site and one of France's most visited destinations. One of Europe's largest fortified castles, head there early to explore the medieval lanes with shops and restaurants, visit the castle and museums or walk along the historic ramparts. If staying in July, look out for the Festival de Carcassonne as well as the 14th July fireworks!

Cycle or walk along the Canal du Midi's towpath in Carcassonne or hire a boat for a wonderful day out. Other lovely villages and towns along the canal include Trèbes, Homs and Castelnaudary whilst there are also many gorgeous places by the Aude River including summer swimming spots and canoeing/kayaking opportunities.

Wine-lovers can visit local vineyards around Carcassonne or venture a little further to Minervois wine villages to sample the excellent wines of the Languedoc region or the sparkling wine of Limoux (35km). Gastronomes will adore the picturesque market town of Mirepoix (53km) or head to the coast to sample oysters in charming Leucate (94km), also loved for its windsurfing.

Meanwhile, history enthusiasts are well located for spending the day visiting the famous Cathar castles, the nearest being Les Quatre Châteaux de



Lastours (12km) just a short drive away.

Local Amenities

Nearest Airport	Carcassonne Airport (10km)
Nearest Airport 2	Béziers Cap d'Agde Airport (99km)
Nearest Airport 3	Toulouse-Blagnac Airport/Perpignan Airport (110km/118km)
Nearest Train Station	Carcassonne (6.5km)
Nearest Village	In a village (0km)
Nearest Shop	Bakery, butchers and small supermarket in the village (A short walk)
Nearest Restaurant	Local village and Carcassonne (Within a 5 to 10-minute drive)
Nearest Supermarket	Carcassonne (5km)
Nearest City	Carcassonne (7km)
Nearest Golf	Golf de Carcassonne (14km)

What we love

- Close to Carcassonne, a beautiful large house ideal for family gatherings, parties and events!
- The outdoor barn is a wonderful spot for al-fresco meals by the summer kitchen and barbecues – kids will love the pool table, darts and ping-pong!
- The heated swimming pool is superb and there's a hot tub for an extra touch of decadence
- Dance away in the cellar disco with its lighting and full-sized bar or spend a quieter nights watching movies on the home-cinema screen
- With a village location, stroll to the local bakery, butchers, grocery store and wine-shop
- The great city of Carcassonne and Le Canal du Midi are just a 10-minute drive away (or catch the bus from the village)

What you should know...

- Manoir Chenanson sleeps up to 30 guests in total. The main house is for a maximum of 15 guests (by law) whilst the annexe can sleep a further 15 guests.
- As well as some interconnecting bedrooms, there are 12 bath/shower rooms including a romantic roll-top bath in one of the annexe bedrooms.
- In all instances, please see the 'Property Layout' for more information about the bedrooms and bathrooms.
- The 15-person rate is for the main house only whilst the 30-person rate also includes the annexe.

Terms & Conditions

- Security deposit: €750 paid via bank transfer to the owner one month before/upon arrival and refunded two weeks after departure, subject to full inspection.
- Arrival time: 4.00 p.m.
- Departure time: 10.00 a.m.
- Energy costs included?: Yes.
- Heating costs included?: Yes.
- Linen & towels included?: Yes, changed once for stays over 7 nights.
- Pool towels included?: Yes.
- End of stay cleaning included?: Yes and mid-stay cleaning for stays of more than 7 nights also included. 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.
- Tax: French Visitors Tax payable to the owners before arrival (typically costs €1-€10 per adult per night - please enquire if exact amount is required).
- Pool opening dates?: The pool is open approximately April to October. 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.
- Pool heating charge?: Included. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- Changeover day: Friday. All other changeover days on request.
- Minimum stay: 7 nights (July, August, September), 4 nights (June) or 2 nights (other times of year).
- Pets welcome?: On request only and with prior agreement with the owner.
- Smoking Allowed?: Outside only.
- Other Ts and Cs: Weddings, stag/hen parties and any special events are on request only and subject to prior arrangement with the owner and additional charges.
- Other Ts and Cs: The 15-person rate is for the main house only (nine bedrooms and seven bath/shower rooms) whilst the 30-person rate also includes the annexe. Please see the Property Layout for further information.
- Other Ts and Cs: The main house sleeps up to 15 guests maximum (by law) whilst the annexe sleeps a further 15 guests.
- Other Ts and Cs: Please request the use of a cot and highchair(s) in advance. A baby bath, booster seats, child's chair, changing mat, plastic crockery, baby pen and ball pool can also be requested.