

La Charmante Distillerie

Region: Aquitaine **Sleeps:** 8

Overview

This former Cognac distillery will delight young and old as you relax by the swimming pool, pick fruit from the garden, play on the climbing frame or walk through the surrounding woods looking for deer. Pass vineyards, summer sunflowers and hayfields as you explore historic local towns and pretty villages across the sunny Charente region of southern France.

La Charmante Distillerie has been beautifully renovated by its thoughtful and dedicated owners who have preserved so much of the estate's heritage. Dating back to the 18th century, the domaine is steeped in history with its role as a working Cognac distillery. The estate was once home to the Maison de Maître, a farmhouse for the workers and two barns (which were later used to conceal Jewish workers in WWII). One of those barns containing the distillery has been immaculately transformed into the most wonderful 4-bedroom holiday home, La Charmante Distillerie.

Step into the high-ceilinged living-dining room with carefully curated artwork, a wall-mounted Smart TV and high-end furnishings, open-plan to the luxurious kitchen featuring Christian Lacroix designs. There are two garden-facing bedrooms on the ground floor, ideal for guests who may prefer not to use stairs, both with king-size double beds and gorgeous en suite shower rooms. Discover two further bedrooms upstairs (beds can be made up as a twin or king-size double) alongside a lovely family bathroom with a shower and large bath.

The features here are second-to-none. Guests can expect high-speed internet across the house and garden, reversible air-conditioning throughout, an impressive 65-inch Smart TV and even a telescope for star-gazing. Outside, the heated swimming pool features an integrated



security cover surrounded by high specification garden furnishings, poolside dining, a beautiful outdoor lounge and a summer kitchen with a barbecue and wine fridge.

We love that families are warmly welcomed – youngsters will adore the children's play area and sandpit outside whilst older kids will appreciate the board games, DVDs and good Wi-Fi inside, not to mention the glorious swimming pool! Get back to nature by wandering in the garden picking herbs and fruit, then take a walk through the surrounding woodland teeming with wildlife.

Sustainability is key here as well – products are locally sourced when possible, water recycling systems and the owners hope to introduce a solar energy recovery system in the very near future.

When you are ready to explore further afield, visit the fortified town of Barbezieux-Saint-Hilaire with its good restaurants, twice-weekly market, historic château and charming Charentais buildings. The owners can recommend restaurants across the region for keen gastronomes (as well as arrange a private chef to cook for you at home) and help organise Cognac and wine tasting at local family-run vineyards.

Around half an hour away, explore the picture-perfect village of Aubeterre-sur-Dronne with its winding flower-filled lanes, art studios, craft shops and monolithic church, then stroll down to the river with its summer beach, swimming and other water-based activities. Base de Pleine Nature de Poltrot is another beautiful spot along the Dronne for nature walks, picnics, tree-top activities, canoeing and more.

Other fantastic day trips include the handsome city of Angoulême, the distilleries of Cognac, the market towns of the Périgord Vert (Brantôme and Ribérac, for example) and even the vineyards of Saint-Émilion and Bordeaux. Return to the luxury of La Charmante Distillerie to truly rest in such natural surroundings with glorious views of the idyllic Charente countryside.

Facilities

Villa • Eco Friendly (Sustainable) • Tennis Nearby • Rural Location • Cots (Cribs) • DVD • Air-Con • Wi-Fi/Internet • Pre-Stocked Fridge Available • Wine-Tasting Available • Catering Available • Board games • Children's videos/DVDs • Swings • Slide • Climbing frame • Private Pool • Pool Safety Feature • Heated Pool • Badminton • Ideal for Babies & Toddlers • Boules/Petanque • Pool inflatables • Ideal for Kids • Stair gates • Plastic crockery • Baby bath • Changing mat • Potty • Ideal for Teens • Bottle steriliser • Washing Machine • Tumble Dryer • Dishwasher • Microwave • Electric Car Charger • Ground Floor Bed & Bath • Smart TV • Outdoor Games • Heating • Caretaker/Owner on Site • High Chair(s) • Parking Space • Canoeing/Kayaking • Walking/Hiking Paths • Wine Tasting • Cycling • Horse Riding • Fishing • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites

Interior & Grounds

Maison Interiors

Ground Floor

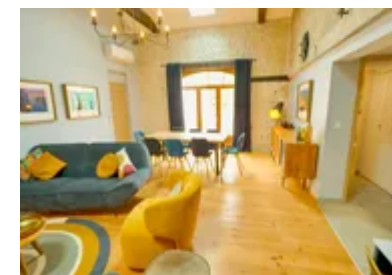
- Open-plan living and dining area with wall-mounted TV and table for 8 guests
- Open-plan designer kitchen, fully-equipped including hob, microwave-grill, oven and dishwasher
- Laundry room with washing machine and dryer
- Bathroom with shower and WC
- Master bedroom with king-size double bed and en suite bathroom with shower
- Bedroom with king-size double bed and en suite bathroom with shower

First Floor (sloping ceilings)

- Bedroom (low doorway) with twin beds (can be joined to make a king-size double) and sofa den area
- Bedroom with twin beds (can be joined to make a king-size double)
- Family bathroom with large bath and separate shower

Outside Grounds

- Heated swimming pool (8x4m, depth: 1.45m) with integrated security cover. Open approximately June to end-September (not to be used after 11.00 p.m.)
- Poolside sun loungers and dining area
- Second al-fresco dining area (by the house)
- Summer kitchen with barbecue and wine fridge
- Pergola with tiki-style lighting
- Perimeter lighting around garden
- Children's play area and sandpit
- Lawned garden
- Badminton
- Boules court
- Herb garden
- Car port (for three cars) with electric charging point
- Additional parking for two cars



Other Facilities

- Reversible air-conditioning
- Telescope for star-gazing
- Integrated alarm system

Location & Local Information

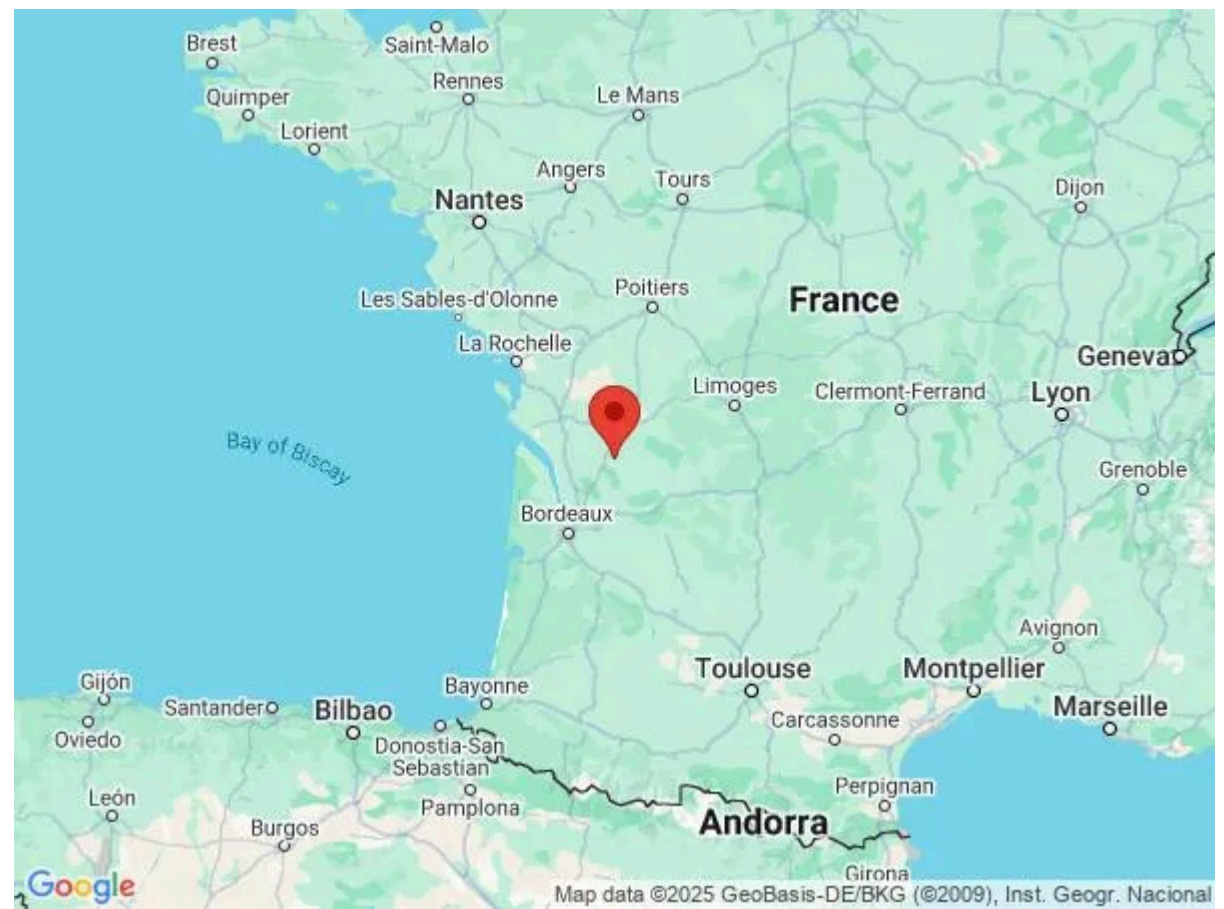
Just over an hour north-east of Bordeaux Airport, this former Cognac distillery is set in one-hectare grounds with fruit trees, herbs and flowers, surrounded by woodland for nature walks and wildlife spotting. This is the sunny Charente department of France, famous for good food, wine and Cognac as well as its relaxed pace of life, beautiful landscapes, historic towns and charming villages.

If arriving by train, Gare d'Angoulême (40km) has arrivals from Paris (the direct TGV service from Gare Montparnasse takes around 2 hours 15 minutes). There are various ferry routes to Saint-Malo, Caen- Ouistreham and Le Havre, all approximately five to six hours away by car. The nearest three airports are Bordeaux, Bergerac and Limoges.

Part of a larger estate, La Charmante Distillerie is set on a country lane leading to a rural village. It's around a 10-minute drive to Condéon, home to a restaurant-bar open Tuesday to Sunday for lunch (and Friday/Saturday evening). It also acts as a small épicerie selling bread, local produce and wine.

The nearest supermarkets can be found in Barbezieux-Saint-Hilaire (11km), a fortified town on the historic route between Paris, Poitiers, Bordeaux and Spain. There are several restaurants to choose from as well as a twice-weekly market and an impressive château with origins dating back to the 15th century. It's an attractive town to spend time in with its medieval lanes of traditional Charentais buildings.

The owners can connect you to local family-run vineyards for Cognac and wine tastings whilst food lovers can discover a range of recommended restaurants across the region. Gourmands will especially appreciate the food scene in the handsome city of Angoulême (40km), also loved for its annual vintage car race and Musée de la Bande Dessinée. Just south of the city, Les Sources de Fontbelle is a Michelin starred restaurant set in wonderful



forest surroundings.

Heading further north, the town of Cognac (46km) is also renowned for its gastronomy as well as its famous Cognac houses (Hennessy, Martell, Rémy Martin etc). Cognac's old centre is a joy to potter around with its medieval lanes, historic houses and inviting boutiques whilst the river is very picturesque, best explored by boat. Tour the 10th century Château de Cognac and partake in Cognac tasting opportunities by Otard.

Slightly closer to home, spend time admiring pretty local villages. One of the loveliest is Aubeterre-sur-Dronne (30km) with its steep winding lanes, gorgeous stone houses, flower-filled balconies, art galleries, craft shops, incredible monolithic church and glorious surrounding vistas. Wander down to the riverside beach for summer swimming, water-based activities and picnics. Perhaps combine with a visit to Base de Pleine Nature de Poltrot (33km) for riverside walks and a range of activities including fishing, tree-top trails, canoeing, nature walks, picnics, barbecues and more.

Crossing over to the Dordogne department, take a trip to beautiful Brantôme (71km) for the day, often referred to as 'the Venice of the Périgord Vert', or visit the impressive Château de Bourdeilles (65km). The arts and crafts village of Nontron (74km) is another gem of the Périgord Vert whilst Ribérac is worth a visit for its highly regarded Friday morning market.

Meanwhile, wine connoisseurs and history enthusiasts note that you are just over an hour from Saint-Émilion (68km) and its world-famous vineyards, now classified as a UNESCO World Heritage site. The great city of Bordeaux (85km) is another fantastic day out or venture to the western Dordogne and Gironde regions for more Côtes de Bordeaux vineyards and wineries.

Local Amenities

Nearest Airport	Bordeaux Airport (94km)
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Nearest Airport 2	Bergerac Dordogne Périgord Airport (102km)
Nearest Airport 3	Limoges Airport (136km)
Nearest Train Station	Angoulême (42km)
Nearest Ferry Port	Saint-Malo/Caen Ouistreham (489km/520km)
Nearest Village	Challignac - (small rural picturesque village) (1km)
Nearest Restaurant	Condéon/Barbezieux-Saint-Hilaire (7km/11km)
Nearest Supermarket	E.Leclerc Barbezieux (11km)
Nearest Town	Barbezieux-Saint-Hilaire/Condeon (11km/7km)
Nearest City	Angoulême (42km)
Nearest Golf	Golf d'Aubeterre/Golf du Cognac (32km/42km)
Nearest Tennis	Tennis Club de Barbezieux (13km)
Nearest Beach	Royan (90km)

What we love

- This 18th century Cognac distillery has been immaculately renovated to create an incredible holiday home with a designer kitchen, high-end furnishings, curated artwork and stylish décor
- Enjoy the heated swimming pool, dine al-fresco by the summer kitchen and relax on the outdoor lounge (the wine fridge is nearby!)
- Families are so warmly welcomed – youngsters will adore the children's play area, teens will love the Smart TV and high-speed Wi-Fi whilst the owners can provide toys, games and lots of baby equipment
- There's a telescope for star-gazing on clear summer nights
- Pick your own fruit and herbs from the garden before strolling through the surrounding woodland teeming with wildlife
- Head to the Dronne for picnics by the riverside, canoeing, summer swimming and more - Aubeterre-sur-Dronne is especially picturesque
- Wonderful days out include Cognac, Angoulême, Brantôme and even the vineyards of Saint-Émilion and Bordeaux

What you should know...

- Part of a larger estate, the owners are available in the building next door if you require any assistance. They will clean the pool and terrace area each morning (between 8.00 a.m. and 10.00 a.m.).
- Car hire is essential to explore the surrounding area

Terms & Conditions

- **Security deposit:** €1000 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.
- **Departure time:** 10.00 a.m.
- **Energy costs included?:** Yes.
- **Linen & towels included?:** Yes.
- **Pets welcome?:** Not allowed.
- **Other Ts and Cs:** Special celebrations/events are on request only and subject to prior arrangement with the owner and additional charges. Weddings and stag/hen parties are not allowed. A cot with mattress and bumper, high-chair, bath, potty, feeding bottles and sterilizer, stairgate, changing mat and baby-safe crockery/cutlery are all available on request. The discreet but helpful owners are available in the building next door if you require any assistance.
- **Changeover day:** Saturday. All other changeover days on request.
- **End of stay cleaning available?:** Yes, a standard changeover clean is 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.
- **Smoking Allowed?:** Outside only.
- **Minimum stay:** 7 nights. All other durations days on request.
- **Heating costs included?:** Yes (via reversible air-conditioning).
- **Pool heating charge?:** Included. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- **Tax:** French Visitors Tax is included.
- **Pool towels included?:** Yes.
- **Pool opening dates?:** The pool is open approximately June to end-September. The owners will clean the pool and terraces daily between 8.00 a.m. and 10.00 a.m. The pool should not be used after 11.00 p.m. 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.