Villa Dupont

Region: French Riviera (Cote D'Azur) **Sleeps:** 8

Overview

On the hillside behind the characterful town of Hyères, close to French Riviera beaches, Villa Dupont is an exceptional villa with a 15m long swimming pool and fantastic pool house set in six hectares of glorious grounds.

From the gorgeous living space with its sumptuous sofas to the high-end Bulthaup kitchen with only the very best appliances, everything about Villa Dupont's interiors exudes contemporary style. Four air-conditioned bedrooms are dotted across the ground and upper floor and even the striking open staircase is sure to impress. Look out for the master suite which features a double dressing room and open bathroom on the first floor of this stunningly converted French farmhouse.

Yet most of your time will surely be spent kicking back in the chic pool house with its equipped summer kitchen, benches for convivial al-fresco dining alongside ample space to lounge on the decked poolside terrace. The Mediterranean gardens are also beautiful with terraced levels leading up to the atmospheric boules court and woodland beyond.

Experience the charm of Hyères' old quarter, just a short drive away, with its wine-bars, vibrant restaurants and markets or spend time visiting the town's splendid parks. Then head to the coast whether it's a picturesque lunch near the pine trees and port in Carqueiranne or wind-surfing from Plage de l'Almanarre on the wonderful Giens peninsula.

The nearby Îles d'Hyères are also easily reached – hop on a ferry to Porquerolles, hire bikes and explore to your hearts content coming across Caribbean style bays, vineyards and orchards surrounded by the most









magnificent natural beauty.

Idyllic hilltop villages await as do seaside towns and incredible Côte d'Azur landscapes. From the glitz of Saint-Tropez to the maritime heritage of Toulon, there is so much to be explored in this alluring part of southern France.

Facilities

Air-Con • Boat Trips • Walking/Hiking Paths • Private Pool • <1hr to Airport • Wine Tasting • Fishing • Golf Nearby • Horse Riding • Watersports • Historical Sites • Tennis Nearby • Cycling • Sailing • Scuba Diving • Chef/Cook Available • Ideal for Teens • Cots (Cribs) • Wow Factor • Beach Nearby • Ground Floor Bed & Bath • Pool Safety Feature • Walk to Restaurant • Wi-Fi/Internet • Easy By Train • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Heating • Pre-Stocked Fridge Available • Transfers Available • Babysitting Available • Boules/Petanque • Basketball net • High Chair(s)

Interior & Grounds









Villa Interiors (250m2)

Ground Floor

- Open-plan living and dining area
- Open-plan kitchen, fully-equipped including double oven, large fridge and ice-maker
- Laundry room
- Bedroom with double bed and open en suite bathroom with shower
- WC

First Floor (via open-sided stairs)

- Master bedroom with double bed, double dressing room and open bathroom with bath, shower and two sinks
- Bedroom with double bed
- Bedroom with twin beds (can be joined to make a double bed)
- Bathroom with shower and sink
- WC

Outside Grounds (6 hectares)

- Swimming pool (15x5m, depth: 1.4m) with safety alarm
- Poolside terrace with sun-loungers
- Pool house with summer kitchen, al-fresco dining area, shower and WC
- Barbecue
- Al-fresco dining and lounge terrace
- Landscaped gardens (terraced levels)
- Water feature
- Boules court
- Vegetable garden and orchard
- Woodland (1.5 hectares)
- Parking (4 cars)
- Extra parking for guests/staff

Facilities

- Wi-Fi

- Heating
- Air-conditioning
- TV
- Boules
- Basketball net

Location & Local Information

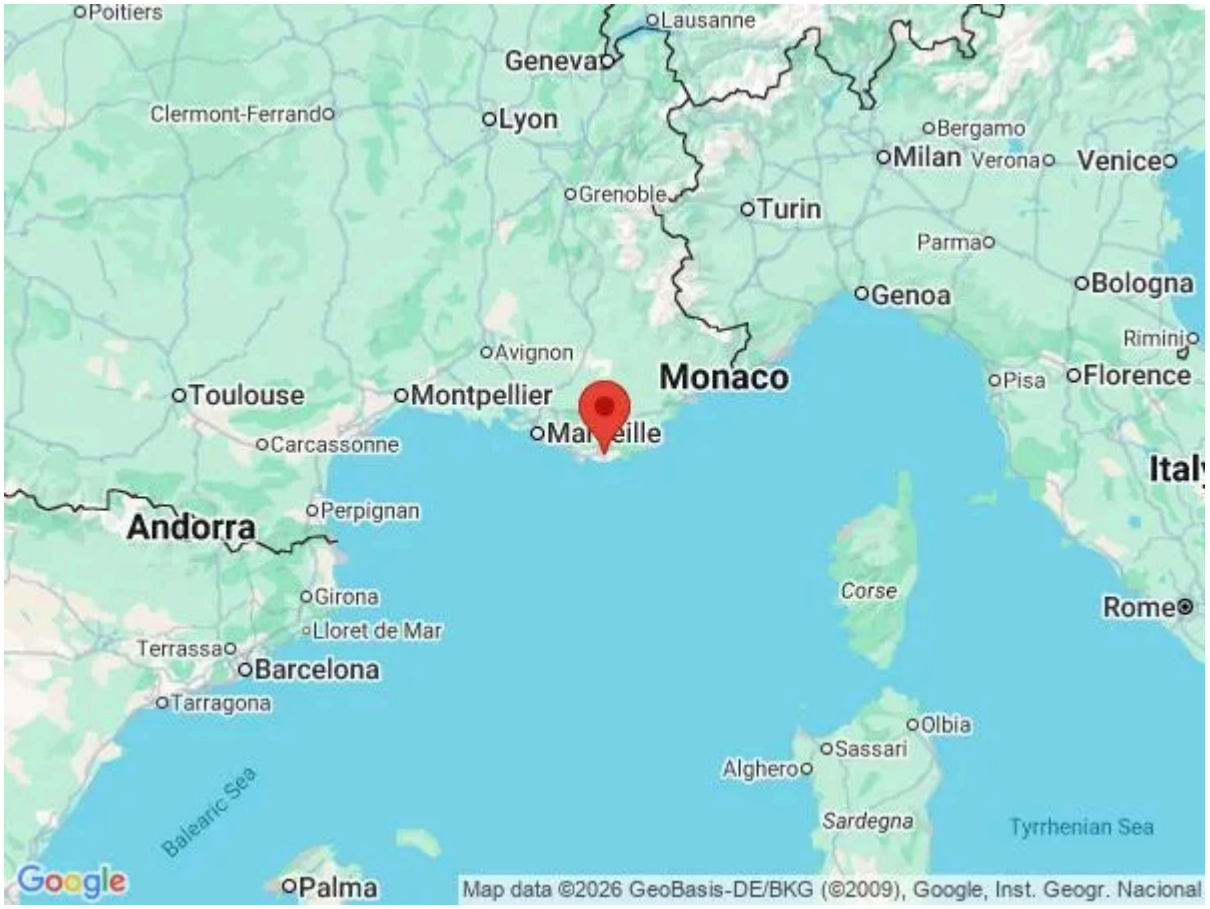
Villa Dupont is located just above the charming French Riviera town of Hyères, set in a hillside with six hectares of terraced grounds including landscaped gardens and beautiful woodland.

Just on the edge of a semi-residential area, the nearest restaurant is around 1km away whilst a grocery store is a little further. Larger supermarkets can be found within a short drive and don't miss Hyères' delightful Farmer's market on a Tuesday and Saturday morning on Avenue Gambetta in the heart of the town.

The old quarter of Hyères, only 3km away, is such an authentic and characterful place to explore with its warren of flower-filled lanes, handsome architecture, exciting markets, atmospheric wine-bars and restaurants serving delicious Provençal fare. Just outside the town, the landscaped gardens at Parc Olbius Riquier are particularly attractive with family-friendly activities whilst back in the old town the terraced St Bernard gardens are classified as a *Jardin Remarquable* with good reason.

Of course, the coastline is yet another attractive feature of this part of the Côte d'Azur whether enjoying the glorious scenery beneath the pine trees near the charming port at Carqueiranne, wind-surfing or kite-surfing from the long stretch of beach at Plage de l'Almanarre or paddling in the gentler sea at Plage La Bergerie, backed by the wild surroundings of Étang des Pesquiers, part of the Giens peninsula. There's many glorious walking routes along the peninsula as well as a range of further watersports in the summer months.

Find time to spend the day on one of the idyllic Îles d'Hyères. Porquerolles is reached via a 15-minute ferry from La Tour Fondue at the end of the Giens peninsula – when you arrive hire bikes near the port and cycle through the glorious natural landscapes passing orchards, olive groves, pines and eucalyptus trees, discovering idyllic beaches with crystal-clear water. Île du Levant (reached via boat from Le Port d'Hyères) is another wonderful place









for walking amidst stunning scenery whilst the smallest of the islands, Île de Port Cros, is known for its marked nature trails and amazing snorkelling.

Toulon (18km) also awaits, an attractive maritime city with museums, shops, restaurants and some wonderful restaurants and bars. Take the cable car up to Mont Ferron for incredible views or continue onwards to discover delightful seaside resorts such as La Seyne-sur-Mer, Sanary-sur-Mer and the historic harbour of Bandol.

Heading east instead, you will soon reach Le Lavandou (25km) and you could even drive as far as Saint-Tropez (54km), passing idyllic villages such as Bormes-les-Mimosas, La Môle or La Croix Valmer en route.

Local Amenities

Nearest Airport	**Toulon Hyères Airport (9km)**
Nearest Airport 2	**Marseille Provence Airport (106km)**
Nearest Airport 3	**Nice Airport (141km)**
Nearest Train Station	**Gare de Hyères (3.5km)**
Nearest Town	**Hyères (3km)**
Nearest Restaurant	**Local neighbourhood (1km)**
Nearest Shop	**Grocery store (1.5km)**
Nearest Beach	**Plage de l'Almanarre (8.5km)**
Nearest Golf	**Golf de Valcros La Londe (20km)**
Nearest City	**Toulon (18km)**

What we love

- A converted French farmhouse which has been styled with such contemporary flair
- Lounge back in the superb pool house, part of the six hectares of glorious grounds including landscaped gardens and woodland
- Discover the charm of Hyères' old quarter with its vibrant French restaurants and wine-bars
- Hop on a ferry over to the idyllic Îles d'Hyères for Caribbean-style bays and outstanding natural beauty

What you should know...

- With the striking open-sided stairs inside and the terraced levels and water feature outside, youngsters will need to be supervised.
- 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:** €5000 charged to client's credit card by the owner one month before 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?:** On request only and with prior agreement with the owner.

- **Other Ts and Cs:** 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.

- **Changeover day:** Saturday. All other changeover days on request.

- **End of stay cleaning:** Standard changeover clean included in the price. 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.

- **Other 2:** A cot and highchair are available on request.

- **Other 3:** Weddings, stag/hen parties and any special events are not allowed.

- **Minimum stay:** 7 nights. All other durations on request.

- **Heating costs included?:** Yes.

- **Pool heating charge?:** Extra €400. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.

- **Tax:** French Visitors Tax payable locally (typically costs €1-€5 per adult per night- please enquire if exact amount is required).

- **Pool towels included?:** Yes.

- **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.