

# Villa Belgravia

**Region:** French Riviera (Cote D'Azur) **Sleeps:** 6

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## Overview

It's hard to know what to love most about this holiday villa close to Hyères – the stylish décor, the decked terraces looking out towards the Mediterranean or the joyful swimming pool and trailing bougainvillea.

It's no surprise that the owners of Villa Belgravia have their own décor store elsewhere in southern France – they have styled this abode so beautifully with striking designs and gorgeous furnishings. The open-plan living, dining and kitchen space opens straight out to the terrace for al-fresco dining and lounging and you will also find an inviting double bedroom and en suite shower room downstairs. On the first-floor, another two double bedrooms await, one with a private terrace and both sharing a stunning bathroom.

In a residential setting with views down towards the sea, you can reach the heart of historic Hyères within a short drive, a charming and authentic town with flower-filled lanes, restaurants, wine-bars and vibrant markets. The pretty port at Carqueiranne is also close by, as are the pine trees of the well-known Plage des Pins Penchés, reached in just over ten minutes by car.

There are yet more beaches to be found on the Giens Peninsula whether you are seeking kite and windsurfing on Plage de l'Almanarre (the top end of this long beach is only 4km away) or looking for gentler shores on the other side near Plage La Bergerie. From La Tour Fondue at the very end of the peninsula, take a ferry across to one of the wonderful Îles d'Hyères.

Then there's the maritime city of Toulon, the charming seaside resorts of Sanary-sur-Mer and Bandol and even the glitz of Saint Tropez. Not to mention endless cycling trails, mountain bike opportunities and coastal walks



across the diverse and sometimes dramatic landscapes of this part of the French Riviera.

## Facilities

Villa • Cycling • Tennis Nearby • Historical Sites • Watersports • Horse Riding • Walking/Hiking Paths • Sailing • Ideal for Kids • Scuba Diving • Boat Trips • Private Pool • Wine Tasting • Fishing • Air-Con • Golf Nearby • Cots (Cribs) • Wow Factor • Chef/Cook Available • Ideal for Teens • Instagrammable • Beach Nearby • Ground Floor Bed & Bath • Modern • <1hr to Airport • Pool Safety Feature • Parking Space • Wi-Fi/Internet • Seaview • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Pre-Stocked Fridge Available • Amusement park • Spa Treatments Available • Transfers Available • Water park • Babysitting Available • High Chair(s)

# Interior & Grounds

## Villa Interiors (150m<sup>2</sup>)

### Ground Floor

- Open-plan lounge with TV, dining and kitchen area with doors leading to terrace
- Bedroom with double bed, door leading to terrace, en suite shower room and separate WC

### First Floor

- Bedroom with double bed and upper terrace
- Bedroom with double bed
- Bathroom with bath/shower and double-sized sink

### Outside Grounds

- Private swimming pool (10m x 5m) with safety alarm
- Poolside terrace
- Al-fresco dining and lounge area
- Barbecue
- Terraced grounds (some open levels)
- Parking (2 cars)



## Location & Local Information

Villa Belgravia is located just a short drive from the charming old town of Hyères and many beautiful beaches dotted along this coastline and the Giens peninsula.

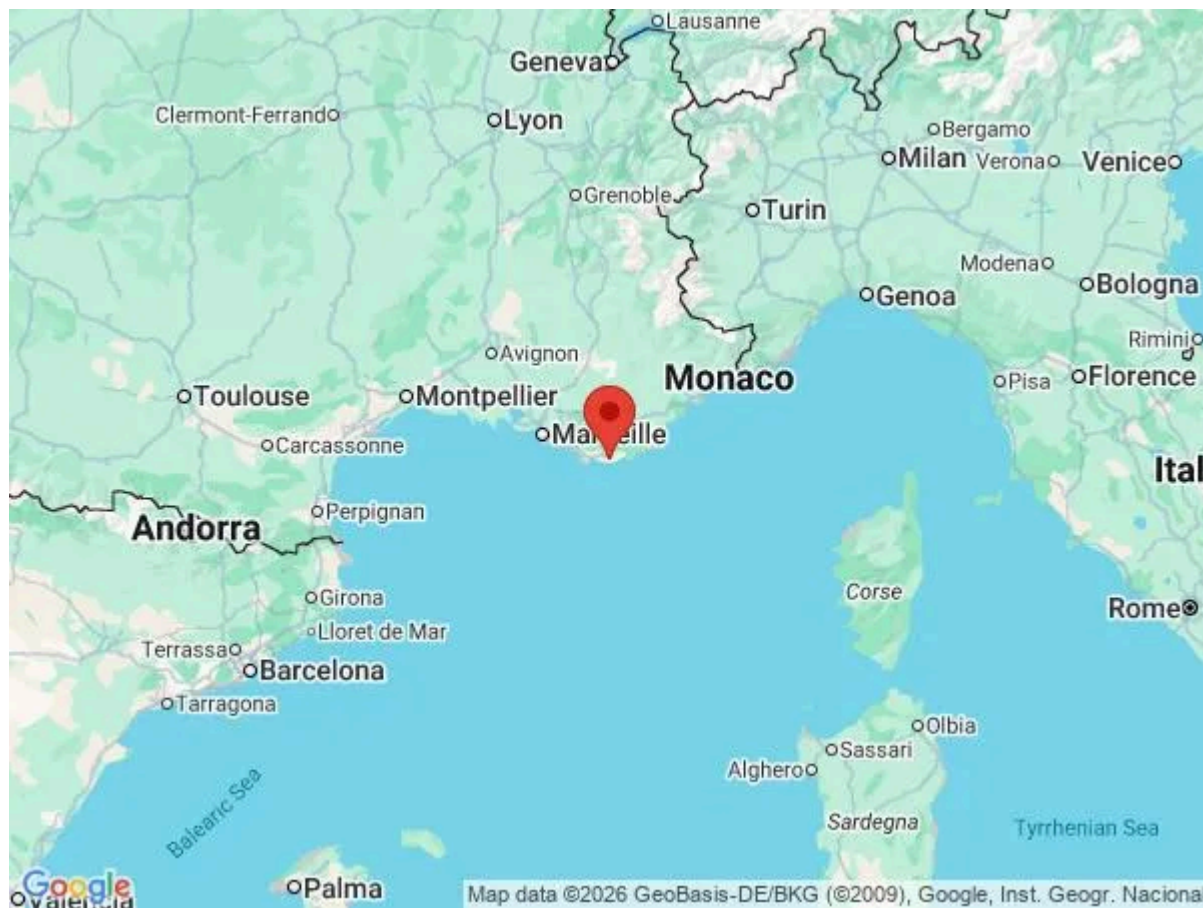
In a residential setting with distant sea views, it's only 3.5km to the historic heart of Hyères. Soak up the town's authentic character as you wander around its flower-filled lane coming across pretty cafes, wine-bars and inviting restaurants. Avenue Gambetta hosts a vibrant market on a Tuesday and Saturday morning, a fantastic place to pick up a wealth of seasonal produce. Spend time admiring the landscaped gardens at Parc Olbius Riquier or visit Parc Saint-Bernard, classified as a Jardin Remarquable, and enjoy the views.

The picturesque port at Carqueiranne is a lovely place for lunch or an evening out with its restaurants near the harbourside and the iconic leaning pine trees at Plage des Pins Penchés. Continuing west, Toulon (21km) is another great trip out with rich maritime history, boat tours, bustling markets and brilliant city beach at Plage du Mourillon. A cable car takes you from the city to Mont Ferron for incredible vistas.

Other wonderful places along this part of the French Riviera include La Seyne-sur-Mer and Les Sablettes, around half an hour away, and the seaside resorts of Sanary-sur-Mer (32km) and Bandol (38km). Along this part of the coastline there are some amazing watersport opportunities, especially kite and windsurfing, as well as exciting cycling trails, mountain biking and coastal hikes.

In the other direction, Saint-Tropez can be reached within an hour, perhaps stopping off in the picture-perfect village of Bormes-les-Mimosas (24km) en route.

Closer to home, visit the long stretch of beach at Plage de l'Almanarre on the Giens peninsula for more kite-surfing or discover the gentler shores around Plage La Bergerie, close to the Étang des Pesquiers which is a paradise for bird-watchers.



From the very end of the peninsular at La Tour Fondue (13km), ferries and boat taxis will whisk you away to the beautiful and peaceful Îles d'Hyères. The car-free island of Porquerolles is the most popular with its pristine beaches and cycling/walking trails passing vineyards, orchards, olive groves and pine trees.

## Local Amenities

Nearest Airport	<b>Toulon Hyères Airport (6km)</b>
Nearest Airport 2	<b>Marseille Provence Airport (108km)</b>
Nearest Train Station	<b>Gare de Hyères (2km)</b>
Nearest Beach	<b>Plage du Port Hélène/Almanarre (4.5km)</b>
Nearest Restaurant	<b>Around Hyères (2.5km)</b>
Nearest Supermarket	<b>(3km)</b>
Nearest Town	<b>Central Hyères (3.5km)</b>
Nearest City	<b>Toulon (21km)</b>
Nearest Golf	<b>Golf de Valgarde (13km)</b>
Nearest Tennis	<b>(4km)</b>

## What we love

- Such a stylish and beautifully designed abode – you can tell the owners have their own French décor store elsewhere in southern France
- The decked terrace is a gorgeous spot for al-fresco dining with views towards the Mediterranean
- Soak up the vibrant summer colours surrounding the swimming pool
- The heart of Hyères' charming old town is just a very short drive away
- The wonderful beaches of the Giens Peninsula are also easily reached, as are the idyllic Îles d'Hyères

## What you should know...

- If travelling with children, supervision will be needed on the beautiful terraced levels (some open) outside.
- 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 on 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:** 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. A cot and highchair are available on request. Weddings, stag/hen parties and any special events are not allowed.
- **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.
- **Minimum stay:** 7 nights. All other durations on request.
- **Heating costs included?:** Yes.
- **Tax:** French Visitors Tax payable locally (typically costs €1-€10 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.