Villa DouarX

Region: Morocco **Sleeps:** 10







Overview

Escape to the enchanting Villa Douar, a private retreat nestled within a lush garden of swaying palms and ancient olive trees in the heart of Marrakech's Palmeraie. This exquisite property offers an idyllic setting for a serene getaway with family or friends, boasting three houses with five beautifully appointed bedrooms. A vast 20-meter swimming pool invites refreshing dips under the Moroccan sun, while a clay tennis court offers an opportunity for friendly competition. Whether lounging in the outdoor living areas, dining al fresco by the fireplace, or enjoying a movie with the overhead projector, every moment at Villa Douar is designed for ultimate relaxation.

Step inside to discover interiors that blend charm and comfort. The first house features two spacious bedrooms, private bathrooms, a kitchenette, and a library lounge. The second house offers a secluded suite with a living room, kitchenette, and indoor and outdoor bathrooms. The third villa, closest to the pool, hosts elegant communal spaces, including a grand living room with a fireplace, indoor and outdoor dining areas, and a rooftop terrace with breathtaking views. With dedicated house staff attending to your needs, including a cook, housekeeper, and steward, your stay promises to be seamless. Located 15 minutes from Marrakech's vibrant city centre, Villa Douar is the perfect sanctuary where elegance meets tranquillity.

Please note that the kitchen is for staff usage only; guests are not allowed to cook or prepare any meal. Usage of the kitchen for nibbles (tea, coffee, sandwich, etc.) might be allowed prior to agreement with the owner/property manager.

Facilities

Villa • Wellness • <1hr to Airport • Ideal for Kids • Private Pool • Tennis Court • Air-Con • Cots (Cribs) • Ideal for Teens • Heated Pool • Maid Service Included • Chef/Cook Included • All Bedrooms En-Suite • Ground Floor Bed & Bath • Parking Space • Wi-Fi/Internet • Hairdryer • Outdoor Pursuit & Activities • Spa/Massage • Tourist Towns & Villages • Games Room • Indoor Games • Safety Deposit Box • Satellite TV • Heating • Spa Treatments Available • Transfers Available • On-Site Concierge • Ideal for Babies & Toddlers • High Chair(s) • Fenced Grounds

Interior & Grounds

House One
Ground Floor
- Ample living room with comfortable seating, TV and access to a terrace

First Floor
- Bedroom with two single beds configurable into double bed, kitchennete, access to a terrace and en-suite bathroom
- Bedroom with two single beds configurable into double bed, kitchennete, access to a terrace and en-suite bathroom

House Two
Ground Floor
- Ample living room with comfortable seating, fireplace and access to a terrace
- Dining room for four people

First Floor
- Bedroom with double bed, access to the roof terrace and en-suite bathroom
- Bedroom with double bed, access to the roof terrace and en-suite bathroom

Annexe
- Bedroom with two single beds configurable into double bed, kitchennette, living room, dressing room, access to the terrace and en-suite bathroom

Exterior Grounds
- Private heated swimming pool (20 m)
- Large terrace and garden area
- Various sun loungers
- Bar and chill out area
- Outdoor dining
- Covered terrace
- Garden furniture
- Outdoor bathroom
- Private parking
- Shared tennis court
- Bowling alley
- Petanque court
- Fitness room
- Massage room

Additional Facilities
- Wi-Fi connection
- Air conditioning
- Central heating
- Safe deposit box
- Hair dryer
- Satellite TV
- Cot and high chair
- Shared tennis court









Location & Local Information

Villa Douar enjoys a peaceful and private setting in Marrakech's exclusive Palmeraie, a palm-dotted oasis just outside the Medina. This elegant and tranquil area is ideal for those seeking both relaxation and adventure, with golf at the nearby Palmeraie Golf Club, camel rides, equestrian activities, and hot air balloon excursions all within easy reach. The villa's serene location provides a calm retreat after a day exploring the lively streets of Marrakech, offering the perfect blend of luxury, nature, and convenience.

Just a short drive away, Marrakech reveals its enchanting mix of ancient tradition and vibrant culture. The UNESCO-listed Medina bursts with colour and energy, from bustling souks filled with spices, lanterns, and leather goods, to street performers, storytellers, and local musicians. Guests can discover architectural treasures like the Bahia Palace, explore lush gardens such as Le Jardin Secret and the Jardin Majorelle, or immerse themselves in art and history at the Maison de la Photographie and the Musee Yves Saint Laurent. After a day of sightseeing, unwind with a traditional hammam experience or savour dinner on a rooftop terrace overlooking the city lights. For nature lovers, the Atlas Mountains offer a breathtaking escape with villages, waterfalls, and hiking trails, while golfers will enjoy world-class courses like Amelkis and the Royal Golf Club. Villa Douar is a tranquil haven close to the magic of Marrakech, where relaxation and exploration go hand in hand.

Local Amenities

Nearest Airport	**Marrakech Menara Airport (16 km)**
Nearest Golf	**Royal Golf Marrakech (11 km)**
Nearest Restaurant	**Palmerie Palace Restaurant (5 km)**
Nearest Supermarket	**YOUNES MARKET, (10 km)**









Nearest Tennis	**Marrakech Royal Tennis Club (11 km)**
Nearest Town/City	**Marrakech (12 km)**
Nearest Village	**Douar Tamesna (4 km)**
Sightseeing	**Cactus Botanical Garden (15 km)**

What we love

- Villa Douar is thoroughly modern, bang up to date with technology and fittings and absolutely stunning.
- The villa sits in stunning gardens sprinkled with towering palms, centuries-old olive trees, extensive lawns, a gorgeous pool and superb alfresco lounge, dining and cooking spaces. The rooftop is super cool too!
- In addition to the pool, guests can pamper themselves in the wellness centre with its hammam, massage room and gym and also have access to a shared tennis court.
- The villa comes with very attentive yet discreet staff who will make sure that you relax and enjoy precious time with your loved ones.

What you should know...

- The villa rental includes a catering service with additional costs for groceries, drinks, the heating of the pool, hammam and massage treatments, laundry services and any other additional requested services. If you receive a good service, it is much appreciated to tip the staff.
- Please supervise children around the pool.
- The villa is comprised of three buildings with bedrooms split between the three. If you have young children, you may have to think about which rooms are suitable.
- Please bear in mind that during Ramadan, the traditional month of fasting and purification, some restaurants and cafes close during the day and general business hours are reduced.
- Please note that the kitchen is for staff usage only; guests are not allowed to cook or prepare any meal. Usage of the kitchen for nibbles (tea, coffee, sandwich, etc.) might be allowed prior to agreement with the owner/property manager.

Terms & Conditions

- **Security deposit:** €3,000 charged to client's credit card by the owner before/upon arrival and refunded two weeks after departure, subject to full inspection.

- **Arrival time:** 4 pm

- **Departure time:** 11 am

- **Energy costs included?:** Yes, included in rental price.

- **Linen & towels included?:** Yes, included in rental price.

- **Pets welcome?:** Not allowed.

- **Other Ts and Cs:** Housekeeping and a chef preparing a daily breakfast are included in the rental price.

 Please note that the kitchen is for staff usage only; guests are not allowed.

 The cost of food is NOT included in the rental price and will be billed to you at the end of your stay, payable locally in cash or by bank transfer.

 A non-refundable 40% deposit is required to confirm a booking at this property (or full payment if booking within 12 weeks of departure).

- **Changeover day:** Flexible.

- **Smoking Allowed?:** Smoking & Vaping are not permitted.

- **Minimum stay:** 3 nights during low season. All other durations on request.

- **Heating costs included?:** Yes, included in rental price.

- **Pool heating charge?:** For those who require pool heating, there will be an additional charge starting from €60 per day, plus mandatory preheating of 3 days, starting from €180 (to be paid locally on arrival). Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.

- **Tax:** Tourist Taxes are not included in the rental price and are to be paid locally in cash on arrival (the correct total per person per night will be sent to you after booking confirmation).

- **Internet access?:** Wi-Fi internet access included.

- **Pool towels included?:** Yes, included in rental price.