

# Maison La Garance

**Region:** French Riviera (Cote D'Azur) **Sleeps:** 10

## Overview

Discover the epitome of rustic elegance and comfort at Maison La Garance, a captivating five-bedroom villa nestled a short drive from the heart of Grasse on the French Riviera. Situated on a sun-drenched, south-facing slope, this villa is the perfect retreat for up to 10 guests.

Entering at the ground floor you'll find the first of five bedrooms, featuring a queen-sized bed, seamless connection to the terrace, an additional room consisting of two single beds, and a separate bath/WC.

But it is on the first floor where the welcome mat is really rolled out. With a spacious living/dining area, cosy hearth fireplace, satellite TV and access to the terrace for breathtaking panoramic views across the Provençal countryside. The well-appointed open kitchen, equipped with all the modern amenities, is perfect for culinary enthusiasts, whether you're whipping up a Mediterranean salad or a feast for family and friends. Adjacent is another bedroom with a queen-sized bed. This floor also houses a separate shower and WC for added convenience.

Venturing upwards to the second floor, you'll find two rooms with sloping ceilings. One features two single beds, and the other comes with a queen-sized bed, and a bath/WC. From here you can step out onto the balcony. This floor also includes a separate shower.

But perhaps it is outside where Maison La Garance comes into its own. The villa is embraced by a sprawling, terraced garden spanning 1,750 m<sup>2</sup>, dotted with a wildlife garden, terrace furnishings and deck chairs, turquoise swimming pool, outdoor shower and, of course, the pool house – which comes complete with a fridge and cooking stove to ensure pool-side dining is as hassle-free as diving into the pool itself.

Maison La Garance is a splendid blend of rustic charm and elegant Provençal style, a sprawling holiday home that will prove an unforgettable retreat for family and friends.



## Facilities

Air-Con • Walking/Hiking Paths • Horse Riding • Watersports • Canoeing/Kayaking • Historical Sites • Tennis Nearby • Sailing • Private Pool • Golf Nearby • Not for little ones • Scuba Diving • Boat Trips • Villa • Ideal for Teens • Great Value • Has Discount • Maid Service Available • Special Offer • Ground Floor Bed & Bath • Parking Space • Pool Safety Feature • Wi-Fi/Internet • Rural Location • Washing Machine • Outstanding Landscapes • Coffee Machine • Outdoor Pursuit & Activities • Tourist Towns & Villages • Tumble Dryer • Dishwasher • Microwave • Satellite TV • Working Fireplace/Woodburner • Heating • Zoo • Kid-

friendly excursions • Water excursions/Boat trips • Amusement park •  
Water park • Fenced Grounds

# Interior & Grounds

## Villa Interiors (170m<sup>2</sup>)

### Ground Floor

- Bedroom with French bed (160x200cm)
- Bedroom with two single beds (90x190cm)
- Bath/WC



### First Floor

- Living/Dining room
- Open-hearth fireplace
- Open-plan kitchen (including oven, dishwasher, one hot plate, three gas rings, toaster, kettle, microwave, freezer, electric coffee machine).
- Shower
- Separate WC
- Satellite TV
- Bedroom with French bed (160x200cm)



### Second Floor

- Bedroom with sloping ceilings, two single beds, AC.
- Bedroom with single French bed (160x200cm), bath/WC, AC
- Exit to balcony
- Shower
- Al-fresco dining terrace (partly roofed)

## Outside Grounds (1750m<sup>2</sup>)

- Swimming pool (12x6m)
- Large fenced garden
- Pool House with fridge and cooking stove
- Poolside sun-loungers
- Outdoor shower
- Al-fresco dining terrace (sheltered)
- Barbecue

## Facilities

- Wi-Fi
- TV
- Air conditioning
- Washing machine

- Tumble dryer
- Heating

# Location & Local Information

Tucked away in a residential area of Grasse in the Provençal countryside, a 10-minute drive from the town centre, and 7 minutes from the nearest supermarket, Maison La Garance is ideally situated.

Grasse is the world's perfume capital. Since the 19th century fragrance finders have combed the surrounding countryside for the flowers which ultimately became some of the world's best known and most luxurious scents. With more than 30 perfume factories there is ample opportunity for guided tours showing you the art of perfume making. At perfumeries like Fragonard, Molinard, and the Galimard Factory and Museum, you'll even be able to create your own perfume to take home.

If you're keen on water sports then you're in luck, because there is no shortage of fun activities available along this stretch of the Côte d'Azur, with Cannes and nearby beaches only a 30-minute drive away. Here you'll find options for scuba diving, jet skiing, water skiing, wakeboarding, paddle boarding, sailing, kitesurfing, kayaking, boat hire, and even parasailing. This glamorous stretch of coastline is of course brimming with fantastic restaurants, cafes, bars, and nightlife. There are also multiple golf courses in the vicinity, many of which come with stunning views along the coastline in addition to the links.

Situated midway between the turquoise waters of the French Riviera and the ski resorts of the Maritime Alps, Grasse and its surrounds offer scenic spots to take in the whole Côte d'Azur and Provençal countryside. Nature lovers will enjoy the nearby Roquevignon Departmental Nature Park in the heights of Grasse and only 15 minutes from the villa. These foothills to the Mediterranean Alps are rich in biodiversity and hikers are well rewarded by panoramic views.

## Local Amenities

Nearest Airport	Nice Côte d'Azur (38km)
Nearest Airport 2	Toulon Hyères (127km)
Nearest Town	Grasse (6km)
Nearest City	Cannes (20km)
Nearest Restaurant	(4km)
Nearest Supermarket	(4km)
Nearest Beach	Plage de la Bocca (18km)



Nearest Golf

(7km)

Nearest Tennis

(5km)

## What we love

- The historical town of Grasse has been the capital of perfume for centuries, a unique destination on the doorstep of Maison La Garance
- Given the proximity to nearby glamourous hotspots, the elegant situation of this villa will immerse you in the Provençal countryside without taking you away from the wealth of sights and activities close by
- The sprawling terraced garden and inviting swimming pool will feel like an oasis within a paradise

## What you should know...

- The excitement of the Provençal surrounds make this villa a hidden gem, but access to a car is recommended. Please note that the final approach to the property is steep and could be tricky for inexperienced drivers.
- Please note that the property is not suitable for young children. The idyllic swimming pool is unfenced, so please keep an eye on older children in the pool area.
- When there are less than the maximum number of guests staying at the house, please note that some bedrooms will be closed to guests.
- 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:** €500 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.
- **Arrival time:** Between 4.00 p.m. and 7.00 p.m. Other arrival times are on request only. Please enquire.
- **Departure time:** Before 10.00 a.m.
- **Energy costs included?**: Yes.
- **Linen & towels included?**: Linen can be hired on site for an extra cost of €10 per person per week, paid locally. Guests are required to bring their own towels.
- **Pets welcome?**: Not allowed.
- **Other Ts and Cs:** Cot, high chair and baby bath can be provided free of charge, on request. 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. Weddings, stag/hen parties and other celebrations are not allowed. In drought-affected areas, legal restrictions on refilling and topping up water in private pools may apply and the swimming pool may be closed. Please check before departure for the most up to date information in the area. When there are less than the maximum number of guests staying at the house, please note that some bedrooms will be closed to guests.
- **Changeover day:** Saturday. All other days on request.
- **End of stay cleaning available?**: Yes. 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?**: Not allowed.
- **Insurance:** Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, loss of personal belongings, personal liability and any accidental damage caused during their stay.
- **Minimum stay:** 7 nights. All other durations on request.
- **Tax:** French Visitors Tax included in rental price.
- **Pool towels included?**: Not included.
- **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.