

# Maison La Vigne

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

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## Overview

Step into your comfortable, sunny abode at our 3-bedroom, 3-bathroom villa in the heart of Mandelieu—a contemporary sanctuary. With accommodations for up to 6 guests, this intimate retreat promises a perfect blend of style, comfort, and tranquility.

Upon entering, the open-concept living area welcomes you with chic decor, offering a perfect fusion of modern aesthetics and inviting comfort. The fully equipped kitchen, a haven for culinary enthusiasts, beckons you to create delectable meals or quick snacks for your group.

The three bedrooms showcase modern elegance, providing private retreats with minimalist design elements and high-quality furnishings. The comfortable bedroom, some with en-suite bathrooms, ensure a restful night's sleep and a touch of opulence, maintaining the same level of sophistication, and creating spaces where relaxation comes effortlessly. The three bathrooms are meticulously designed to provide both functionality and a sense of indulgence.

The private swimming pool, a contemporary marvel set against lush landscaping, serves as the centrepiece of your outdoor haven. The poolside area is designed for both relaxation and entertainment, with comfortable loungers and a shaded dining space. Whether you're enjoying a refreshing dip or lounging on the deck, this space offers a private retreat in the heart of Mandelieu, perfect for moments of relaxation and rejuvenation.

Beyond the villa, Mandelieu's attractions and the vibrant town centre await your exploration. Whether you're drawn to the pristine beaches, championship golf courses, or the charming boutiques, the surrounding area offers a diverse array of experiences to complement your stay.

Book your escape now and discover the allure of modern living in Mandelieu. Our villa is not just accommodation; it's an experience—a seamless blend of sophistication, comfort, and the charm of the French Riviera. We eagerly await the opportunity to host you and your group of 6 in our contemporary haven!

## Facilities

Golf Nearby • Air-Con • Walking/Hiking Paths • Private Pool • Walk to Village • Historical Sites • Tennis Nearby • Ideal for Kids • Villa • Has Discount • Ideal for Teens • Cots (Cribs) • Special Offer • Ground Floor Bed & Bath • <1hr to Airport • Parking Space • Pool Safety Feature • Walk to Restaurant • Wi-Fi/Internet • Washing Machine • Outstanding Landscapes • Coffee Machine • Outdoor Pursuit & Activities • Tourist





# Interior & Grounds

## Villa Interior (100m2)

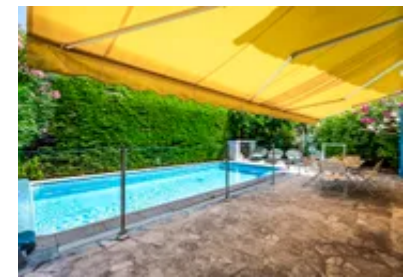
- Living/dining room with flat screen TV and air-conditioning
- Open kitchen, fully equipped with 4 hot plates, oven, dishwasher, toaster, microwave, freezer, electric coffee machine
- Bedroom with 2 double beds (140cm x 190cm each), shower and air-conditioning
- 2 x double bedrooms with french beds (160cm x 200cm), shower/WC and air-conditioning

## Outside Grounds (400m2)

- Private swimming pool with gate (8m x 4m, depth: 1.6m), available approximately mid-May to mid-October
- Outdoor covered dining area with table and chairs
- Deck chairs
- Reserved parking space (3 cars)

## Facilities

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



# Location & Local Information

Nestled in the heart of Mandelieu, our modern villa offers a luxurious escape in the enchanting French Riviera. Surrounded by the azure waters of the Mediterranean, Mandelieu is renowned for its pristine beaches, including the beautiful Plage de la Napoule. Spend your days basking in the sun, indulging in water sports, or exploring the Lerins Islands just offshore.

For golf enthusiasts, the region boasts world-class golf courses, with the prestigious Old Course Cannes-Mandelieu offering stunning views of the Esterel Mountains. Take a leisurely stroll through Mandelieu's vibrant town centre, where charming boutiques and delectable restaurants await.

Adventure seekers can explore the nearby Estérel Massif, a stunning red rock mountain range offering hiking trails with panoramic views of the coastline. The historic Château de la Napoule stands as a testament to Mandelieu's rich past, providing a cultural excursion with its art exhibitions and picturesque gardens.

Mandelieu is also a gateway to the glamorous allure of Cannes, just a short drive away, where the renowned film festival, upscale shopping on La Croisette, and the iconic Palais des Festivals beckon. Whether you seek relaxation or adventure, our villa in Mandelieu places you at the centre of it all, promising an unforgettable holiday on the French Riviera.



## Local Amenities

Nearest Airport	<b>Nice Airport (31km)</b>
Nearest Airport 2	<b>Marseille Airport (193km)</b>
Nearest Beach	<b>Plage du Sable d'Or (3km)</b>
Nearest City	<b>Cannes (8km)</b>
Nearest Golf	<b>(2km)</b>
Nearest Restaurant	<b>Restaurant in local town (160m)</b>
Nearest Shop	<b>Local grocery shop (170m)</b>
Nearest Tennis	<b>(450m)</b>
Nearest Town	<b>(650m)</b>



## What we love

- A fantastic selection of necessary amenities including restaurants, bars and shops are within walking distance
- You're never far from a glorious beach in the Cote D'Azur and the same is true for this villa!
- The pool area is gated which is useful for family holidays with the little ones

## What you should know...

- 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 charged to client's credit card by the owner and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 4.00 p.m. - 7.00 p.m.
- **Departure time:** 10.00 a.m.
- **Energy costs included?:** Yes.
- **Linen & towels included?:** Yes.
- **Pets welcome?:** Not allowed.
- **Other Ts and Cs:** Weddings, stag/hen parties and any special events are not allowed. 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. Cot available on request. 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. Booster seat and buggy available on request at an additional cost.
- **Changeover day:** Saturday from approximately mid-May to late-September. Flexible during all other periods.
- **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?:** Outside only.
- **Minimum stay:** 7 nights from approximately mid-May to late-September. 3 nights during all other periods.
- **Tax:** French Visitors Tax is included.
- **Pool opening dates?:** The pool is open approximately mid-May to mid-October. 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.