# Vestaire

**Region:** French Riviera (Cote D'Azur) **Sleeps:** 16

## Overview

Enjoying a prime location with a sprawling panoramic sea view, Vestaire is a brand-new contemporary villa spanning an impressive 600m² across three meticulously organised levels. As you step through the front door, you are greeted by a beautiful entrance hall that sets the tone for the chicness that awaits.

The main floor of this property seamlessly blends elegance with functionality, featuring a bright and spacious reception room that opens up to the enticing swimming pool and lush garden. This inviting space encompasses a comfortable living room, a dining area, and a fully-equipped open kitchen with a wine cellar and state-of-the-art appliances. The double bedroom on this level is a haven of comfort, boasting a well-appointed bathroom, a separate dressing area, and an outdoor shower. Adding to Vestaire's allure is a private terrace offering breathtaking views of the surrounding landscape. An additional office space completes this layout, catering to those seeking a quiet workspace during their stay.

The first floor of this exquisite villa is dedicated to comfort and privacy, housing three double bedrooms, all ensuite and beautifully furnished. The highlight is the expansive master bedroom, boasting a double bed, a luxurious bathroom featuring a shower, toilet, and bathtub, and a spacious closet.

Descending to the garden floor unveils a world of entertainment and relaxation for guests. With three more double bedrooms, all with ensuite facilities, Vestaire provides ample space for guests to find time for themselves. A cinema room beckons movie enthusiasts, while a games room with table football, pool, and a bar provides the perfect opportunity for recreation. A spa wellness sauna invites residents to unwind, and a fully









equipped fitness room caters to those with active lifestyles. The indoor garage and ample parking spaces ensures convenience for guests who have a car.

As you step into the villa's grounds, a heated swimming pool awaits, complemented by an expansive garden and a multi-sport playground for tennis, football, and basketball enthusiasts. The summer kitchen beckons al-fresco dining, while outdoor lounges provide the perfect setting to soak in the surroundings. A petanque course adds an extra touch of leisure to the vast outdoor space.

Within a short drive from Mougins and other neighbouring Provençal towns, there is something for everybody at Vestaire. Chill out by the pool with a book in hand or go exploring on foot or by car.

## Facilities

Historical Sites • <1hr to Airport • Tennis Nearby • Walking/Hiking Paths • Tennis Court • Golf Nearby • Villa • Air-Con • Cycling • Private Pool • Wellness • Ideal for Teens • Maid Service Included • Cots (Cribs) • Wow Factor • Heated Pool • Has Discount • Has Offer • Special Offer • All Bedrooms En-Suite • Modern • Ground Floor Bed & Bath • Pool Safety Feature • Parking Space • Wi-Fi/Internet • Rural Location • Outstanding Landscapes • Hairdryer • Outdoor Pursuit & Activities • Tourist Towns & Villages • Pool/Snooker • Lift • Laptop Friendly Workspace • Games Room • Garage • Indoor Games • Gym/Fitness Room • Sauna/Steam • Wine Cellar • Outdoor Games • Table Football • Home Cinema • Kid-friendly excursions • Playground nearby • Boules/Petanque • High Chair(s) • Fenced Grounds

# Interior & Grounds









## Villa Interiors (600m²)

*Ground floor*

- Open kitchen with top-of-the-range appliances, wine cellar and breakfast bar
- Dining area with table and chairs seating 12
- Lounge space with sofas, armchairs, TV and sliding doors onto the terrace
- Entrance hall with guest toilet
- Office space
- Bedroom with double bed, dressing room, ensuite bathroom, private terrace with outdoor shower

*First floor*

- Bedroom with double bed and ensuite bathroom
- Bedroom with double bed and ensuite bathroom
- Bedroom with double bed and ensuite bathroom
- Bedroom with double bed and ensuite bathroom

*Garden floor*

- Cinema room
- Games room with bar, pool table, table football
- Sauna
- Fully-equipped gym
- Indoor garage

## Outdoor Grounds (3300m²)

- Private heated swimming pool
- Al-fresco dining area with table and chairs
- Summer kitchen
- Garden (flat land)
- Multi-sport playground for tennis, basketball and football
- Barbecue
- Furnished outdoor lounge
- Pétanque course
- Parking

## Facilities

- Wi-Fi
- Air conditioning
- Lift
- Advanced Home Tech system
- Integrated sound system
- Alarm system
- Hairdryers

# Location & Local Information

Situated in the heart of the French Riviera, Vestaire enjoys a location that epitomises the perfect blend of comfort and accessibility. Set within a quiet residential area, this stunning property offers a peaceful retreat from the hustle and bustle of daily life, while still being conveniently close to a wide array of amenities and attractions.

Mougins itself is a charming commune that has earned its reputation as an artists' haven, drawing inspiration from its picturesque landscapes and historic ambiance. Strolling through the narrow cobbled streets, one encounters quaint boutiques, art galleries, and inviting cafes, creating an atmosphere that invites leisurely exploration. The proximity to Cannes, just a short drive away, adds a touch of glamour with its renowned film festivals, upscale shopping on La Croisette, and vibrant nightlife.

For those inclined towards culinary indulgence, Mougins boasts a culinary scene that is nothing short of extraordinary. The village is dotted with Michelin-starred restaurants, each offering a gastronomic journey that celebrates the rich flavours of Provence. Whether it's a quaint boulangerie for morning croissants or a gourmet dining experience in the evening, Mougins caters to every palate.

The villa's location becomes even more appealing for outdoor enthusiasts, with the scenic beauty of the surrounding countryside providing an ideal backdrop for activities like hiking and cycling. The nearby beaches offer sun-soaked shores and the azure waters of the Mediterranean, providing a refreshing escape for beach lovers.

Vestaire is a gateway to a lifestyle that seamlessly combines relaxation with the vibrant offerings of the French Riviera. In every direction, whether it's the cultural allure of Mougins, the glitz of Cannes, or the natural beauty of the landscapes, the villa’s location is a tapestry woven with the threads of luxury, convenience, and the quintessential charm of the French Riviera.










## Local Amenities

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|---|---|
| Nearest Airport | **Nice Côte d'Azur (26km)** |
| Nearest Airport 2 | **Toulon-Hyeres (128km)** |
| Nearest Village | **Mougins (4km)** |
| Nearest Town/City | **Cannes (9km)** |
| Nearest Restaurant | **(850m)** |
| Nearest Supermarket | **(2km)** |
| Nearest Beach | **Plage du Midi (9km)** |
| Nearest Golf | **(4km)** |

# What we love

- Contemporary hilltop villa with panoramic sea views, seven ensuite bedrooms, and multiple indoor lounges, ideal for both relaxation and entertaining.
- Extensive leisure facilities including a cinema, games room, spa sauna, fitness suite, and multi-sport court, plus a heated pool and summer kitchen for al-fresco living.
- Located near Mougins and scenic Provençal towns, combining total privacy with easy access to the French Riviera's culture and charm.

# What you should know...

- A garage and ample parking spaces offer convenience to guests who want to use a car.
- 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:** €10,000 paid to the owner via bank transfer one month before arrival and refunded, subject to inspection, within two weeks of departure.

- **Arrival time:** 5.00 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 other celebrations are not allowed. <br> <br> Cot and high chair can be provided free of charge, on request. <br> <br> 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. <br> <br> Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager. <br> <br> A premium will be applied for festivals and special events in the region - please ask for a quote.

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

- **End of stay cleaning:** Extra €500, payable to Oliver's Travels with the balance payment. 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.

- **Minimum stay:** 7 nights.

- **Pool heating charge?:** Extra charge based on meter readings, payable locally. Price varies depending on the season (approx €400 per week). Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.

- **Tax:** French Visitors Tax included in rental price.

- **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.