

Maison Beau Pic Vert

Region: Dordogne **Sleeps:** 8

Overview

In the Lot-et-Garonne, around 20 minutes south of the Dordogne River, this beautifully restored farmhouse enjoys spectacular views of vineyards and meadows from its idyllic setting on top of the valley just a short drive from Monségur and Duras.

An elegant French getaway, Maison Beau Pic Vert welcomes a family or group of friends looking to experience relaxation and charm close to atmospheric markets, wineries and historic bastide towns. With so many terraces around the house, you can be enjoying your morning coffee overlooking the orchard followed by an al-fresco evening feast as the sun sets over the neighbouring vineyards. Meanwhile, the poolside terrace is surrounded by nature with summer roses, lavender and shady trees.

Guests can kick back in the large living room with its wood-burning stove for cooler months or you may prefer the TV lounge with Freesat English channels and a PlayStation. Then there's the office (or it could be used as a third lounge) and of course the gorgeous kitchen-diner with its Lacanche range, American fridge-freezer, various coffee makers and doors opening out to the wrap-around balcony and dining terrace.

You can choose from four inviting bedrooms, all with air-conditioning and their own ensuite or private bathroom. We especially love the master bedroom with its queen-size double, roll top bath and garden view alongside the connecting mezzanine king-size double which can also be made up as a twin. A pretty twin bedroom and ground-floor double complete the house, allowing up to 8 guests to sleep peacefully here.

The local village mayor is also a chef who can come to



prepare gastronomic French feasts to be served on the terrace – book her well in advance. Her husband is a wine and local history expert who can pair some of the region's fine wines to accompany your food. Indeed, wine-lovers note that the vineyards of Duras, Saint-Émilion and Bergerac are all within easy reach.

Characterful Monségur hosts a weekly market on a Friday morning alongside night markets in the height of the summer and an annual jazz festival in early July. Look out for more glorious markets in nearby Duras and spend Saturday morning soaking up the ambience of Sainte-Foy-la-Grande, home to one of the region's largest and most beautiful markets near the banks of the Dordogne.

Elsewhere, canoe or kayak along the Dordogne, partake in tree-top adventures and zip lines in nearby woods and discover magnificent walking and cycling trails, a wonderful way to appreciate the scenery of south-western France.

Facilities

Golf Nearby • TV • Historical Sites • Cycling • Canoeing/Kayaking • Wine Tasting • Hairdryer • Air-Con • Horse Riding • Wi-Fi/Internet • Ground Floor Bed & Bath • Coffee Machine • Walking/Hiking Paths • Villa • Washing Machine • Rural Location • Cots (Cribs) • Indoor Games • DVD • Walk to Village • Private Pool • Table Tennis • Games Room • Laptop Friendly Workspace • Chef/Cook Available • Kid-friendly excursions • Forest park/High-rope course • Board games • Xbox/Playstation/Wii • Pool Safety Feature • Heated Pool • Ideal for Babies & Toddlers • Boules/Petanque • Ideal for Kids • Darts • Stair gates • Ideal for Teens • <1hr to Airport • Tumble Dryer • Dishwasher • Microwave • All Bedrooms En-Suite • Table Football • Working Fireplace/Woodburner • Fire Pit • Heating • High Chair(s) • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

Interior & Grounds

Maison Interiors

Ground Floor

- Living room with two sofas and stone fireplace with wood-burning stove. Doors lead to garden terrace
- Open-plan kitchen-diner, fully-equipped including Lacanche range, dishwasher, American fridge-freezer, toaster, Nespresso machine, cafetiere, stovetop espresso maker and dining table. Doors lead to large wrap-around terrace and al-fresco dining/lounge terrace
- TV lounge with TV (UK channels) and PS4 games console
- Office with desk, monitor and ergonomic chair
- Laundry room with microwave
- Bathroom with walk-in shower, sink and WC
- Bedroom with double bed (140x190cm), air-conditioning and ensuite shower room with WC

First Floor (via private staircase)

- Master bedroom with king-size bed (160x200cm), air-conditioning and private bathroom with roll-top bath, walk-in shower, two sinks and separate WC. Can connect to mezzanine bedroom

First Floor (via rear staircase)

- Mezzanine bedroom (above lounge) with super-king-size bed (180x200cm, can be split into twin), air-conditioning, velux window and ensuite shower room with shower, sink and WC. Features lockable wooden barn doors for privacy from the lounge. Can connect to master bedroom.
- Bedroom with twin beds (90x190cm), air-conditioning, velux window and private bathroom with bath, walk-in shower, sink and WC

Games Barn (opposite main house)

- Space with table tennis, table football and darts
- Small open-plan kitchen area with fridge-freezer and sink
- Mezzanine level reading nook (reached via ladder)

Outside Grounds

- Private swimming pool (10x5m, depth: 1-1.8m) with safety alarm. Open approximately April to October and heated (up to 26C, subject to weather conditions) in April, May, September and October
- Al-fresco dining and lounge terrace with large Weber barbecue and views
- Wrap-around terrace with views
- Outdoor bath
- Large grounds and orchard
- Parking for 2 cars

Facilities

- Wi-Fi



- Air-conditioning (bedrooms only)
- Heating
- Wood burner
- TV with Freesat UK channels
- DVDs and books
- Bluetooth speaker
- PS4 games console
- Table tennis
- Darts
- Table football
- Boules
- Board games
- Bat detectors
- Hairdryers
- Ironing facilities
- Washer/dryer

Location & Local Information

In the Lot-et-Garonne, close to the Gironde border, this beautiful house is set in open countryside surrounded by meadows and vineyards with forest and valley views, only 6km from Monségur. If flying, arrive via Bergerac or Bordeaux Airports or take the high-speed train from Paris to Bordeaux, then onwards to La Réole (20km).

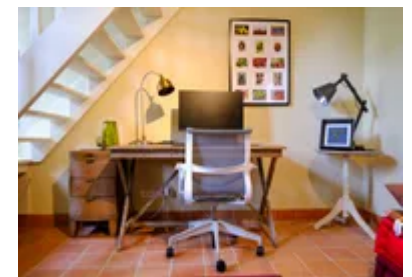
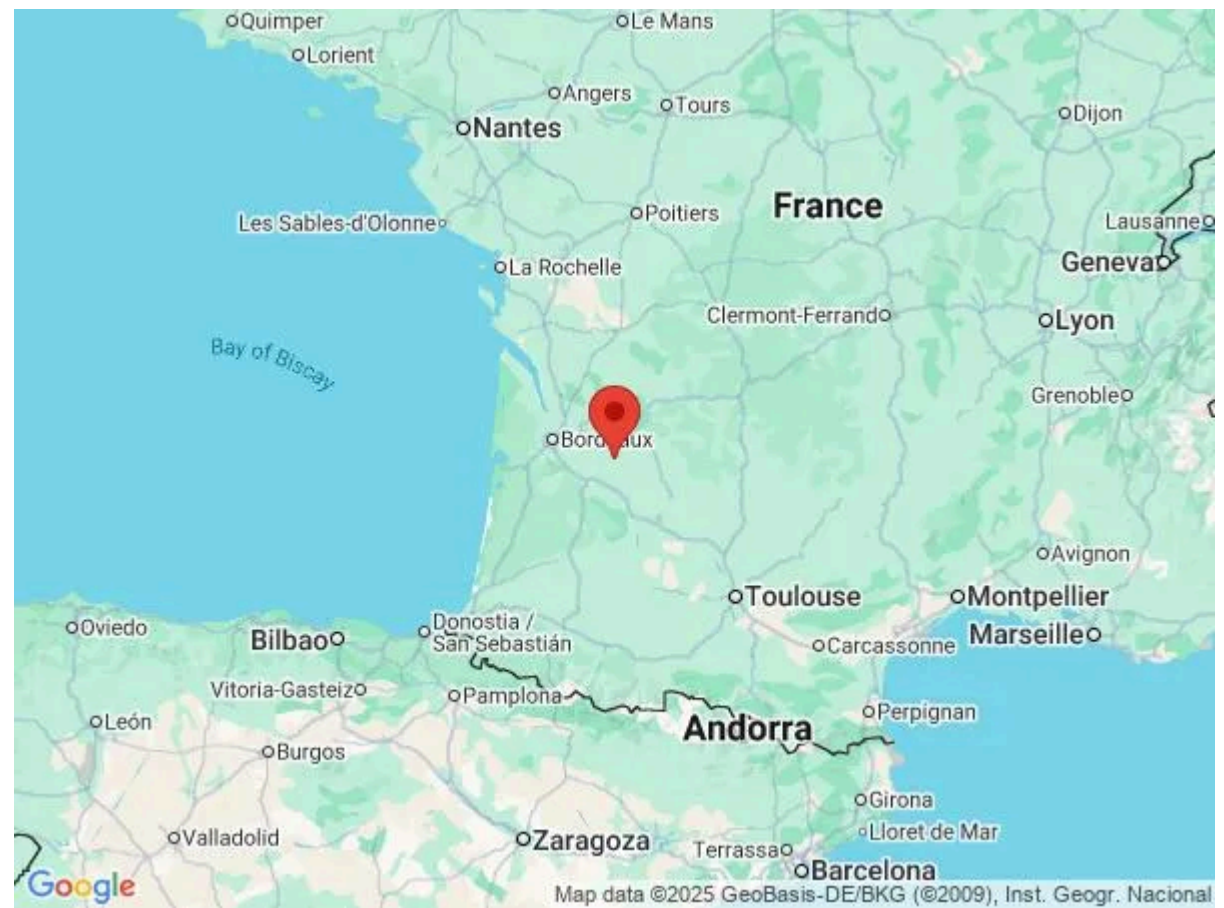
There is a small village with a café/shop within a 15-minute walk but otherwise a car is essential to be able to reach the shops and supermarkets of Monségur (6km) and Duras (8km). The Dordogne River is only a 20-minute drive away with canoeing and kayaking opportunities near Pessac-sur-Dordogne (20km) and Sainte-Foy-la-Grande (24km).

The small bastide town of Monségur is home to restaurants and shops including an excellent boulangerie. Don't miss its weekly market that takes place on the central square on a Friday morning alongside an atmospheric night market in the height of the summer. In early July the town hosts an annual jazz festival, a great highlight of the year.

Medieval Duras is another charming town to explore, loved for its château with amazing views. Alongside restaurants, wine bars and a range of shops, its Monday morning market showcases a wealth of local produce. Wine-lovers will appreciate the many vineyards and wineries around Duras – wine tastings can be arranged.

Further afield, highlights of the region include Saint-Émilion (43km) and its vineyards, now classified as a UNESCO World Heritage site, and the handsome riverside town of Bergerac (47km), both wonderful days out. Other medieval bastide towns include Eymet and Villereal whilst Monpazier and Monflanquin, just over an hour away, are classified as two of France's '*Plus Beaux Villages*'.

Throughout the summer, look out for festivities, night markets and a wealth of activities from tree-top adventures just a short drive away to summer re-



enactments of the Battle of Castillon just outside the riverside Castillon-la-Bataille (28km).

For another fantastic day out, you could even spend time in the great city of Bordeaux (72km) or venture further west towards Arcachon Bay (136km) and the beaches north of Cap Ferret (135km).

Local Amenities

Nearest Airport	Bergerac Dordogne Périgord Airport (45km)
Nearest Airport 2	Bordeaux Airport (90km)
Nearest Train Station	La Réole (20km)
Nearest Village	Small village with cafe and shop (15-minute walk)
Nearest Restaurant	In and around Monségur (6km)
Nearest Supermarket	Carrefour Contact (7.5km)
Nearest Town	Monségur/Duras (6km/8km)
Nearest Golf	Golf Vigiers (27km)
Nearest Beach	Cap Ferret area (135km)

What we love

- Surrounded by meadows, the rural setting is idyllic – admire the vistas from the gorgeous swimming pool.
- The local mayor is a chef who can prepare feasts to serve on the terrace with idyllic vineyard and valley views – book her well in advance.
- Families will love the games barn with table tennis, darts and table football.
- Nearby Monségur hosts lovely summer evening markets and an annual jazz festival.
- Wine-lovers should visit the vineyards of Duras, Saint-Émilion and even Bordeaux.
- Canoe or kayak along the Dordogne river just a 20-minute drive away.

What you should know...

- If staying with small children, the mezzanine bedroom's shutters should be closed and locked and the games room's ladder (leading to the reading nook) should be removed.
- Air-conditioning is featured in the bedrooms only.
- Pool heating is not usually needed from June to August but you can request it if necessary.
- Please note that a car is essential to reach the closest supermarkets and towns.

Terms & Conditions

- **Security deposit:** £500 charged to client's credit card by Oliver's Travels as a pre-authorisation at least 2 weeks prior to arrival and refunded two weeks after departure, subject to full inspection.
- **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:** Cot, high chair and stair gates can be provided free of charge, on request. Weddings, stag/hen parties and other celebrations are not allowed. Air-conditioning is featured in the bedrooms only. If staying with youngsters, the games room's ladder should be removed and the shutters on the mezzanine bedroom should be closed and locked.
- **Changeover day:** Saturday. All other durations 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.
- **Minimum stay:** 7 nights. All other changeover days on request.
- **Heating costs included?:** Yes.
- **Pool heating charge?:** Included in April, May, September and October (up to 26C, subject to weather conditions). Pool heating is not usually needed from June - August but it can be requested if necessary - please enquire. 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 towels included?:** Yes.
- **Pool opening dates?:** The pool is open approximately April to October (and heated excluding June to August). 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.