

# Maison Tropicque

**Region:** French Riviera (Cote D'Azur) **Sleeps:** 8

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## Overview

Just a short stroll from the heart of Saint-Tropez, this exquisite new villa invites you to experience French Riviera elegance and charm. Designed with sophistication and comfort in mind, Maison Tropicque is a sanctuary where natural beauty meets modern indulgence.

Step into the light-filled living and dining area, where expansive glass doors reveal a landscaped garden with iconic Mediterranean flora - majestic palm trees, fragrant laurels, towering cypresses and umbrella pines. The stylish heated swimming pool is framed by a long terrace crafted from driftwood and aged wood, perfect for long lunches or evenings dining al-fresco.

Inside, the air-conditioned villa boasts a seamless blend of style and functionality. The open-plan kitchen flows effortlessly into the dining and living areas, creating a welcoming space for relaxation or entertaining. Each of the four bedrooms is a haven of comfort, featuring Smart TVs, en-suites and high-quality finishes. The master double is particularly indulgent, complete with a bathroom and private dressing area. From the sleek interiors to the thoughtful layout, every detail of this villa is designed to delight.

Set in a residential quarter, within a 15-minute walk you could be pottering around the twice-weekly market at Place des Lices or browsing the designer boutiques before enjoying lunch overlooking the harbour. In the other direction, Plage des Canoubiers is a very short drive away or continue further to the iconic shores of Plage de Pampelonne for summer watersports and exclusive beachside dining.

Whether you're wandering around the vibrant streets of Saint-Tropez, exploring the bay or unwinding by your



picturesque pool, Maison Tropique promises an unforgettable holiday in a superb location.

## Facilities

Walk to Beach • Watersports • Horse Riding • Walking/Hiking Paths • Historical Sites • Tennis Nearby • Cycling • Sailing • Go-Karting • Scuba Diving • Boat Trips • Villa • Wine Tasting • Washing Machine • Ground Floor Bed & Bath • Fishing • Air-Con • Golf Nearby • Wi-Fi/Internet • Garage • Wow Factor • Walk to Village • Cots (Cribs) • Private Pool • Beach Nearby • Modern • Heated Pool • Walk to Restaurant • All Bedrooms En-Suite • Smart TV • High Chair(s) • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## Maison Interiors (202m2)

- Open-plan living area with Smart TV and doors leading to garden
- Open-plan kitchen and dining area with doors opening to poolside terrace
- Guest WC
- Master bedroom with Smart TV, dressing area and bathroom with shower and WC
- 3 x bedrooms with Smart TV and en suite shower room and WC
- Laundry room

## Outside Grounds

- Heated swimming pool (12x3.5m)
- Decked terrace for al-fresco dining
- Barbecue
- Landscaped garden
- Garage (40m2) and parking

## Other Facilities

- Security alarm





## Location & Local Information

Maison Tropicque is located in a residential quarter around a 15-minute walk from Places des Lices in central Saint-Tropez.

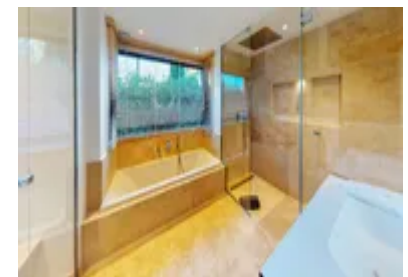
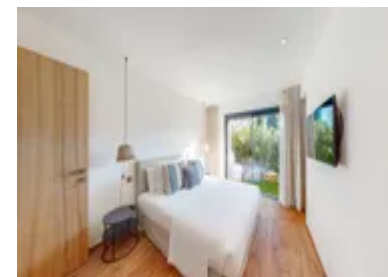
It goes without saying that Saint-Tropez is the epitome of glamour and elegance. Once a quaint fishing village, this world-renowned destination has become a playground for the rich and famous, yet it retains its irresistible charm and timeless beauty. Stroll through the cobblestone streets of the old town, where colourful shutters and fragrant blooms adorn the traditional houses. Delight your senses at Place des Lices, a lively square that hosts the twice-weekly Provençal market offering local delicacies, artisanal goods, and fresh produce, then climb to the top of the citadel for incredible views.

Whilst Saint-Tropez features a couple of small town beaches, sunseekers should venture to the long and pristine Plage de Pampelonne (6km), one of France's most famous beaches, perfect for water sports and exclusive dining at beachside restaurants and clubs.

Beyond Saint-Tropez lies a treasure trove of picturesque villages waiting to be discovered. Drive to Ramatuelle (11km), a charming hilltop village where winding lanes and ancient stone buildings exude a storybook charm. Nearby Gassin (10km) offers panoramic views of the Mediterranean, making it a perfect spot for a leisurely lunch. Not forgetting the picture-perfect village of Grimaud (13km) with yet more glorious views from its hilltop setting.

The region is also home to some of France's most celebrated vineyards. Embark on a wine-tasting tour to sample exquisite rosés and learn about the winemaking traditions that define this area – look out for wineries near Gassin, Pampelonne and further afield in La Croix Valmer.

## Local Amenities



Nearest Airport	Toulon Hyères Airport (53km)
Nearest Airport 2	Nice Airport (101km)
Nearest Train Station	Saint-Raphaël Valescure (41km)
Nearest Restaurant	Near Saint-Tropez (Within 1km)
Nearest Town	Saint-Tropez (1.2km)
Nearest Beach	Plage des Canoubiers (2km)
Nearest Supermarket	Utile Saint-Tropez (2km)
Nearest Golf	Golf Club Saint-Tropez (8km)
Nearest Tennis	Tennis Club Saint-Tropez (2.5km)

## What we love

- Such a superb setting just a short walk from the heart of Saint-Tropez
- The decked terrace and swimming pool are so stylish and beautifully designed
- We love the landscaped garden with palms, umbrella pines, laurels and cypresses
- The sailing school at Plage des Canoubiers is less than a 5-minute drive away

## What you should know...

- Even though Saint-Tropez is within walking distance, we still recommend having a car to be able to fully explore the area.
- 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:** €5000 charged to client's credit card 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?:** On request only and with prior agreement with the owner.
- **Other Ts and Cs:** 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 any special events are on request only and subject to prior arrangement with the owner and additional charges.
- **Changeover day:** Saturday. All other changeover days on request.
- **End of stay cleaning available?:** Yes, standard changeover clean included. 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 durations on request.
- **Pool heating charge?:** Included. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- **Tax:** French Visitors Tax in the amount of €6.62 per person, per night payable to Oliver's Travels at the time of balance payment.
- **Pool towels included?:** Yes.
- **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.