

# La Reserve Du Golfe

**Region:** Brittany **Sleeps:** 8

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## Overview

Wander to the end of your vast garden with its majestic maritime pines and paddle in the river at hightide. It's incredible that this calm setting by the water's edge is so close to the beautiful town of Vannes.

Located in a peaceful nature reserve, La Reserve Du Golfe is a stylish and contemporary holiday abode not far from the Breton landscapes of the Gulf of Morbihan. The architect-designed house originally dates back to the 1970s and has undergone a remarkable renovation. The ground floor is stunning with its vast open-plan living space featuring chic sofas, a raw oak dining table, Smart TV and windows facing the towering pines and Vincin river.

Up to 8 guests can sleep across the four comfortable bedrooms (three doubles and a twin) and two modern bathrooms upstairs. You can also make the most of the versatile relaxation space on the top floor (with steps going in to the loft) for board games, yoga and space to work – it can also be set up as a seminar room if needed.

Indeed, with desks in the bedrooms this is a lovely home for both work and play – there's even an idyllic spot outside by the river's edge where you can plug your laptop in!

That said, it will be hard not to truly unwind across the 4000m<sup>2</sup> of gardens sloping gently down to the water and nature reserve. The scenery changes throughout the day – look out for migratory birds at low tide before paddling or swimming when the tide comes in. At high-tide you can also canoe across the nature reserve before reaching the Gulf of Morbihan in around 15 minutes.

A nearby path takes you towards the Conleau peninsula (part of the GR34 hiking trail) where you can swim in a natural swimming pool in the summer months or enjoy a picnic by the shady pines. There are other beaches dotted across the area within a short drive as well as boat trips to the nearby islands from Vannes. What's more, the much-loved Carnac Plage is only half an hour away by car and the Quiberon Peninsula is another fine day out.

Meanwhile, you can cycle or drive to the heart of Vannes in just 4km for its vibrant markets, restaurants serving local oysters, magnificent cathedral, impressive fortifications and charming cobbled lanes of half-timbered houses. At the end of a day exploring this historic town, return home and cook up a feast of regional delights and dine al-fresco on the terrace. As evening falls, sit back with a glass of local cider as the pine trees are lit up and soak up the truly magical ambience.



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## Facilities

Chef/Cook Available • Villa • Laptop Friendly Workspace • Easy By Train •  
Table Tennis • Tennis Nearby • Waterfront • Romantic • Cots (Cribs) •  
Maid Service Available • Wi-Fi/Internet • Golf Nearby • Beach Nearby •  
Pre-Stocked Fridge Available • Ideal for Kids • Ideal for Teens • Smart TV  
• Heating • High Chair(s) • Parking Space • Canoeing/Kayaking •  
Walking/Hiking Paths • Cycling • Horse Riding • Fishing • Outstanding  
Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages •  
Historical Sites • Boat Trips

# Interior & Grounds

## Villa Interiors

### Ground Floor

- Large open-plan living and dining area (80m<sup>2</sup>) with sofas, desk, books, Smart TV and dining table. Doors open out to terrace
- Open-plan kitchen with central island
- Laundry room and garage
- WC

### First Floor (sloping ceilings)

- Bedroom with double bed
- Bedroom with double bed
- Bedroom with double bed
- Bedroom with two single beds
- Bathroom with shower, sink and WC
- Bathroom with bath, shower, sink and WC
- Two-storey relaxation room for games/yoga etc (can also be used as seminar room)

## Outside Grounds

- Raised terrace with outdoor dining and relaxation area
- Plancha-style barbecue
- Large garden (4000m<sup>2</sup>) sloping down towards water's edge
- Maritime umbrella pines (x60)
- Riverside setting (at hightide paddling/swimming/canoeing may be possible)
- Outdoor shower by water's edge
- Garden shed (for your bikes, paddles and other equipment)
- Outdoor lighting of pine trees (three spots in the garden)
- Electrical connection near the river's edge (for working etc)
- Parking (two cars)

*Please note there is also a closed-off bedroom on the ground floor, not accessible to guests.*





## Location & Local Information

La Reserve Du Golfe enjoys an incredible location on the edge of a nature reserve yet so close to the historic town of Vannes, around a 2-hour drive from St-Malo and only 2 hours 30 minutes by TGV train from Paris Montparnasse.

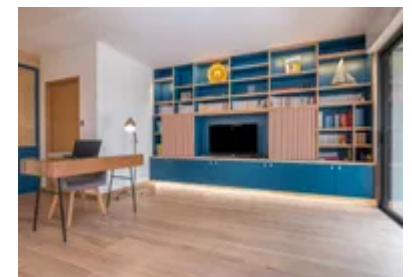
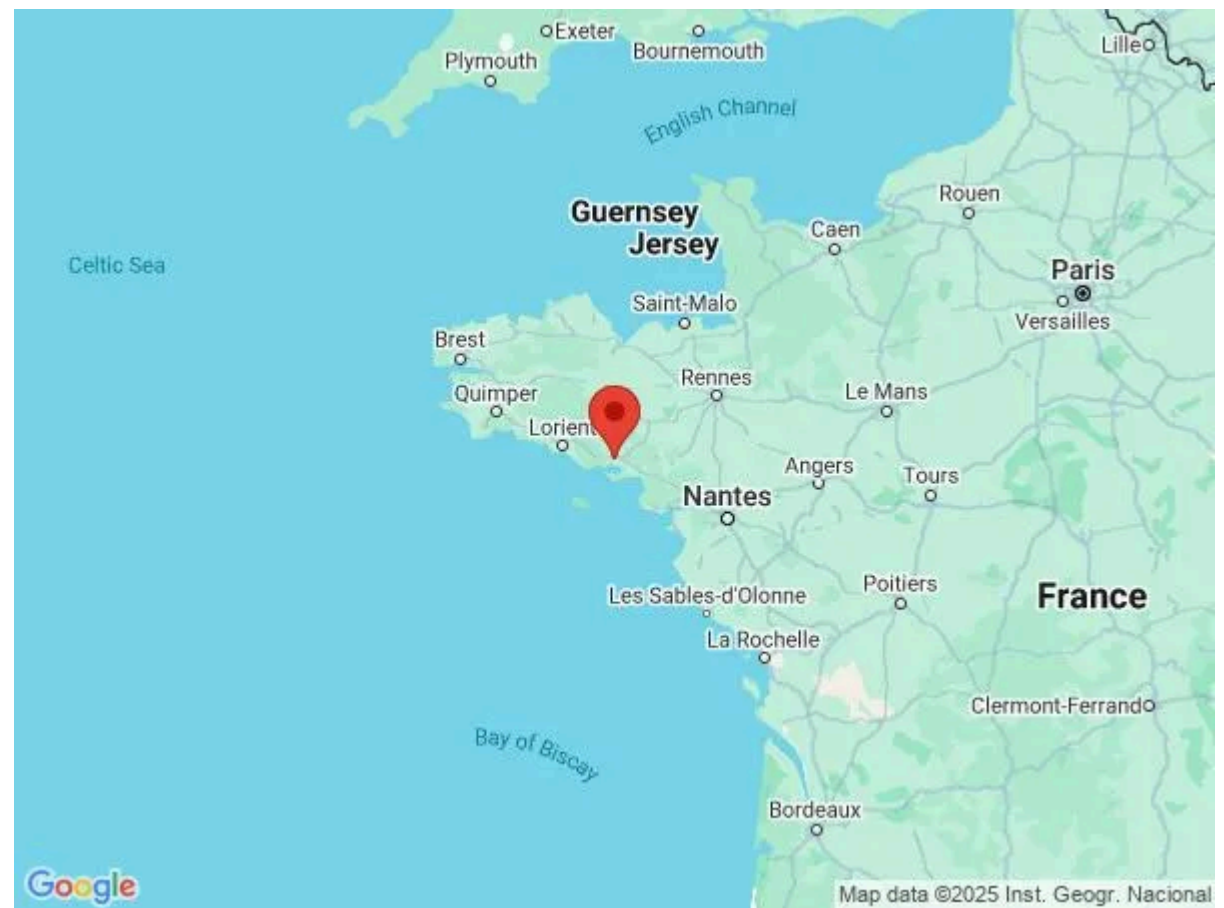
Set in over 4000m<sup>2</sup> of gardens with 60 maritime pines, the grounds gently slope down to the river's edge – at high tide you can even paddle at the end of the garden, swim or head off exploring by canoe (you can reach the Gulf of Morbihan in around 15 minutes by crossing the reserve). There is also a small river tide mill that you can see when you are by the shore. It's a birdwatchers paradise here, especially at low tide when the garden landscapes change so beautifully (the surrounding Vincin nature reserve is known for its hundreds of migratory birds).

The house is set at the end of a little lane with only a small handful of residences nearby, yet so close to the outskirts of Vannes. The centre of historic Vannes is around 4km by car or bike, a wonderful trip out with its rich heritage and French charm. Explore the medieval quarter and cobbled lanes with half-timbered houses, admire the castle and fortifications and visit the magnificent Saint-Pierre cathedral. Stroll by the harbourfront and look out for ferry trips across to the islands of the Golf of Morbihan.

Meanwhile, the colourful market takes place on a Wednesday and Saturday morning and look out for the indoor market hall (open most mornings), a great place to stock up on regional products including oysters from the Gulf of Morbihan.

Closer to home, just 100m from the house, follow the walking path by the river towards the Conleau peninsula, joining part of the GR34 hiking trail, then rest for a picnic beside the pine trees before continuing on to the island's natural swimming pool and man-made beach – you're be relaxing amongst Vannes locals at the weekend and holidays.

## Local Amenities



Nearest Airport	<b>Rennes Bretagne (111km)</b>
Nearest Airport 2	<b>Nantes Atlantique Airport (117km)</b>
Nearest Ferry Port	<b>St-Malo (155km)</b>
Nearest Train Station	<b>Gare de Vannes (6km)</b>
Nearest Town	<b>Vannes (4km)</b>
Nearest Restaurant	<b>In and around Vannes (4km)</b>
Nearest Supermarket	<b>Carrefour Vannes (2.2km)</b>
Nearest Beach	<b>Plage de Conleau/Plage de Penboc'h (5km/6km)</b>
Nearest Tennis	<b>Vannes Tennis Club (2.5km)</b>
Nearest Golf	<b>Golf de Vannes Atlantheix (11.5km)</b>

## What we love

- South-facing views beyond the pine trees to the sea
- The interiors are stylish and spacious following a contemporary renovation
- This is a birdwatchers paradise - the nature reserve is known for its hundreds of migratory birds
- Follow a walking trail by the river to the Conleau peninsula for swimming in the natural pool or picnicking by the pine trees
- At high-tide you can paddle, swim or canoe from the water's edge at the end of the garden
- The calm and majestic setting is incredible yet you are only 4km from the historic and beautiful town of Vannes

## What you should know...

- With the wonderful grounds gently sloping down to the water's edge (which varies according to the tides and time of day), children need to be supervised.
- There's a shed to store your bikes, paddles etc should you choose to bring them. Please also note you will need to organise your own canoe hire etc.

# Terms & Conditions

- **Security deposit:** £1500 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:** 4.00 p.m.
- **Energy costs included?:** 10.00 a.m. Yes.
- **Linen & towels included?:** Yes.
- **Pets welcome?:** Not allowed.
- **Other Ts and Cs:** Cot and high chair available on request. Weddings, stag/hen parties and any special events are not allowed.
- **Changeover day:** Flexible.
- **End of stay cleaning available?:** No. €200, payable to Oliver's Travels at time of balance payment. This is for a standard changeover clean. Guests should be respectful of the property and leave the accommodation in a clean and tidy condition. 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 in July & August - 3 nights during all other periods.
- **Heating costs included?:** Yes.
- **Tax:** French Visitors Tax is included.
- **Pool towels included?:** Yes.