

# Villa Soleil Levant

**Region:** Provence-Alpes   **Sleeps:** 12

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## Overview

Villa Soleil Levant is a fine example of Provençal charm, offering the perfect blend of traditional character and modern comfort alongside a gorgeous garden with olive trees and a private swimming pool. It's wonderful to be able to stroll to the heart of Paradou for morning pastries, coffee on a café terrace or lunch out in one of Provence's most loved bistros.

Fully renovated, this spacious 6-bedroom home exudes a welcoming atmosphere that combines the grandeur of wood-beamed ceilings and exposed stone with contemporary touches. At the heart of the villa is the expansive living room, where natural light pours in, and a striking stone fireplace creates a cosy focal point. The well-equipped kitchen features a Lacanche range cooker, a wine cellar, and a cool room, ensuring everything needed for a memorable dining experience is within reach.

The main house boasts five en suite bedrooms, including one on the ground floor for added convenience. For extra flexibility, an independent studio with its own shower room and side kitchen provides a garden retreat for guests seeking a little independence.

Outside, embrace the perfect setting for relaxation. A heated swimming pool invites guests to cool off, while a pool house provides a comfortable space to unwind, also ideal for enjoying meals outdoors or simply soaking up the Provençal atmosphere. There are other pretty spots to savour your morning espresso, read a book or drink local wine on warm summer evenings.

Located just a short walk from the charming village of Paradou, Villa Soleil Levant is perfectly positioned to explore the stunning landscapes of Les Alpilles. With nearby places such as Saint-Rémy-de-Provence and Les Baux-de-Provence, guests can easily discover the region's rich history, beautiful scenery and renowned vineyards. This villa offers a picturesque village retreat while still being close to all the highlights of Provence.

## Facilities

Washing Machine • Tennis Nearby • Historical Sites • Horse Riding • Cycling • Walking/Hiking Paths • Hairdryer • Coffee Machine • Villa • TV • Ground Floor Bed & Bath • Wine Tasting • Air-Con • Golf Nearby • Wi-Fi/Internet • Cots (Cribs) • Private Pool • Walk to Village • Pool Safety Feature • Heated Pool • Walk to Restaurant • <1hr to Airport • Dishwasher • Microwave • All Bedrooms En-Suite • Wine Cellar • Working Fireplace/Woodburner • High Chair(s) • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages



# Interior & Grounds

## Villa Interiors (330m2, two levels)

- Living and dining room with stone fireplace and doors leading to garden
- Kitchen, well-equipped including Lacanche range, induction hob, wine-cabinet, chilled room, fridge-freezer, kettle, toaster, microwave, dishwasher, espresso machine
- Laundry room with washing machine
- Ground floor bedroom with en suite bathroom
- 4 x upstairs bedrooms with en suite bathroom

## Independent Studio

- Studio bedroom with side kitchen and en suite bathroom
- Storage space

## Outside Grounds

- Heated swimming pool (10x4m) with safety shutter
- Shaded pool house with al-fresco dining and lounge area
- Grill-plancha
- Garden with olive trees
- Covered terrace with summer lounge and dining area
- Parking

## Other Facilities

- Reversible air-conditioning



## Location & Local Information

Paradou offers an authentic escape where the charm of traditional village life meets the breathtaking landscapes of the Alpilles. The villa is located on the edge of the village in a residential area, less than 1km from the heart of Paradou.

The village of Paradou is the epitome of Provençal charm. Meander through its pretty streets, where you'll find a café-restaurant, butchers, boulangerie and grocery store. Be sure to visit Le Bistrot du Paradou, a regional favourite offering Le Plat du Jour in a warm, welcoming atmosphere. For those who enjoy a little adventure, bike hire is readily available, offering a perfect opportunity to explore the surrounding olive groves at your own pace.

Just a short distance from Paradou lies Maussane-les-Alpilles (2.5km), a picturesque village loved for its vibrant Friday morning market. Here, you'll find an array of fresh local produce, handmade goods, and local olive oil. The stunning village of Les Baux-de-Provence (5km) is another must-visit. Perched atop a rocky outcrop, it offers panoramic views of the surrounding valley. As you wander through its cobbled streets, you'll encounter medieval ruins, charming boutiques, and art galleries, making it an unforgettable destination for history lovers and culture enthusiasts alike.

For those who enjoy the great outdoors, Les Alpilles region in Provence offer a variety of hiking trails, mountain biking routes, and opportunities for rock climbing. The region's rolling hills, olive groves, forests and rugged cliffs create a stunning backdrop for any outdoor activity. Whether you're a seasoned adventurer or just looking for a peaceful stroll, the landscapes of Les Alpilles won't disappoint.

Just a short drive away, Arles (16km) offers a rich cultural experience with its Roman ruins and vibrant arts scene. Arles is also the gateway to the Camargue with its unique and wild landscapes, famous for its white horses, flamingos, and salt flats. Whether you're horse-riding



through its landscapes or simply enjoying a peaceful boat ride, the Camargue is an extraordinary place to reconnect with nature.

Local Amenities

Nearest Airport	Avignon Airport (33km)
Nearest Airport 2	Nimes Airport (42km)
Nearest Airport 3	Marseille Airport (56km)
Nearest Train Station	Avignon TGV (32km)
Nearest Village	Paradou (600m)
Nearest Restaurant	In the village (Within 1km)
Nearest Shop	Spar grocery store in village (650m)
Nearest Town	Saint-Martin-de-Crau/Saint-Rémy-de-Provence (10km/13km)
Nearest City	Avignon (37km)
Nearest Tennis	 (950m)
Nearest Golf	Golf des Baux de Provence (4.5km)

## What we love

- Traditional Provençal character meets modern comfort at this charming villa just a short walk from a pretty village in Les Alpilles
- The gorgeous garden is the perfect place to relax with its shaded terraces, swimming pool and olive trees
- It's great to be able to stroll to the heart of Paradou for morning pastries, groceries or lunch on a café terrace
- A fine location for exploring this captivating part of Provence from Les Baux-de-Provence and Saint-Rémy to artistic Arles and the Camargue

## What you should know...

- One of the bedrooms is in a garden studio separate to the main villa.

# Terms & Conditions

- **Security deposit:** €4,000 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:** 6.00 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:** Weddings, stag/hen parties and any special events are on request only and subject to prior arrangement with the owner and additional charges. Please note that any event rental may be subject to additional charges, venue hire fees and to a higher security deposit, which will be in addition to any published rental rates and fees. All events are on request only and subject to prior agreement from the owner, who reserves the right to refuse all events without their prior authorisation. A highchair and cot are available at the villa.
- **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. 3 hours of cleaning, 3 times a week is also included.
- **Smoking Allowed?:** Smoking and vaping are not permitted.
- **Minimum stay:** 2 weeks in July and August. 1 week for other months. All other durations on request.
- **Heating costs included?:** Yes.
- **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 payable locally in cash (typically costs €1-€10 per adult per night - please enquire if exact amount is required). Balearics - Balearic Eco Tourist Tax of €2.20 per per per night for over 16s is not included in the rental price and will need to be paid locally in cash on arrival.