Le Sechoir Carme

Region: Aquitaine **Sleeps:** 8

Overview

Set in the heart of south-west France close to Villeneuve-sur-Lot, this former tobacco-drying barn has been reimagined as a contemporary retreat blending architectural heritage with modern style. Natural wood cladding and clean lines meet expanses of glass, drawing the outside in and bathing every corner of the interior in warm, natural light.

The ground floor unfolds as a single, expansive living space where polished concrete surfaces, sleek appliances and cosy furnishings create a refined yet relaxed atmosphere. At its heart, the kitchen is thoughtfully equipped, ideal for convivial meals that spill out through doors to the shaded dining terrace. From film nights in the lounge area to glorious afternoons by the private pool, every detail encourages moments of togetherness.

Upstairs, four stylishly simple bedrooms offer cool respite, each with air-conditioning. The master en suite bedroom features access to the private upper terrace overlooking the pool below, while the family bathroom ensures comfort and ease for larger groups.

Outside, the garden invites lazy days under the sun, with loungers beside the 10-metre swimming pool and a barbecue for long, al-fresco evenings. Located near the small hamlet of Lédat, the nearby villages of Casseneuil and Villeneuve-sur-Lot provide access to local markets, bakeries and restaurants just a short drive away.

Indeed, Le Séchoir Carme is perfectly placed for exploring the Lot-et-Garonne and Dordogne regions. Canoeing on the River Lot, horseback rides through local woodlands, and lakeside swims at Lougratte offer adventure and escape in equal measure. The bastide villages of Monflanquin, Pujols and Penne-d'Agenais, with their hilltop views and medieval charm, lie within easy reach. A little further afield, Bergerac's wine trails, historic harbour and open-air theatre bring colour and culture to the journey.

For families or friends seeking a stylish escape with space to unwind and explore, Le Séchoir Carme offers a beautifully crafted base where laid-back elegance feels entirely effortless.









Facilities

Air-Con • Pure France • Villa • Cycling • Historical Sites • Canoeing/Kayaking • Horse Riding • <1hr to Airport • Walking/Hiking Paths • Ideal for Kids • Private Pool • Wine Tasting • Fishing • Ideal for Teens • Cots (Cribs) • Pool Safety Feature • Wi-Fi/Internet • BBQ • Rural Location • Washing Machine • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • DVD • Dishwasher • Heating • High Chair(s)

Interior & Grounds

House Interiors

- Open-plan living area with Wi-Fi Internet, TV (UK Freeview channels and Orange TV), DVD player and film library. Doors slide open to shaded dining terrace and swimming pool area
- Open-plan dining area
- Open-plan kitchen, well-equipped with American-style fridge freezer, dishwasher, oven, induction hob and polished concrete work surfaces
- Utility room with washing machine and fridge
- Cloakroom with WC and basin

First Floor

- Bedroom 1 with double bed, air-conditioning, balcony access and en suite shower room with shower, basin and WC
- Bedroom 2 with single bed, double bed, air-conditioning and Juliette balcony
- Bedroom 3 with single bed, double bed, air-conditioning and Juliette balcony
- Bedroom 4 with double bed, air-conditioning and Juliette balcony
- Bathroom with WC, bath, separate shower and hand basin

Outside Grounds

- Swimming pool (10x5m) with pool safety alarm
- Poolside terrace with sun loungers
- Poolside WC and hand basin
- Poolside shaded dining area and barbecue
- Private grounds including lawned sloping garden
- Private parking for 3 cars









Location & Local Information

Near the edge of the small hamlet of Le Lédat, this picturesque spot in Lot-et-Garonne offers both countryside charm and rich cultural heritage, close to Villeneuve-sur-Lot and less than an hour south of Bergerac and the Dordogne River.

Daily essentials are within easy reach with bakeries and a mini-supermarket only a short drive away in nearby Casseneuil (4km), while Villeneuve-sur-Lot's vibrant cafés, boutiques and riverside walks provide a touch of urban life only 10km away. The Lot River flows gracefully through both places, where you can enjoy an afternoon of canoeing from the Centre Nautique open on summer afternoons.

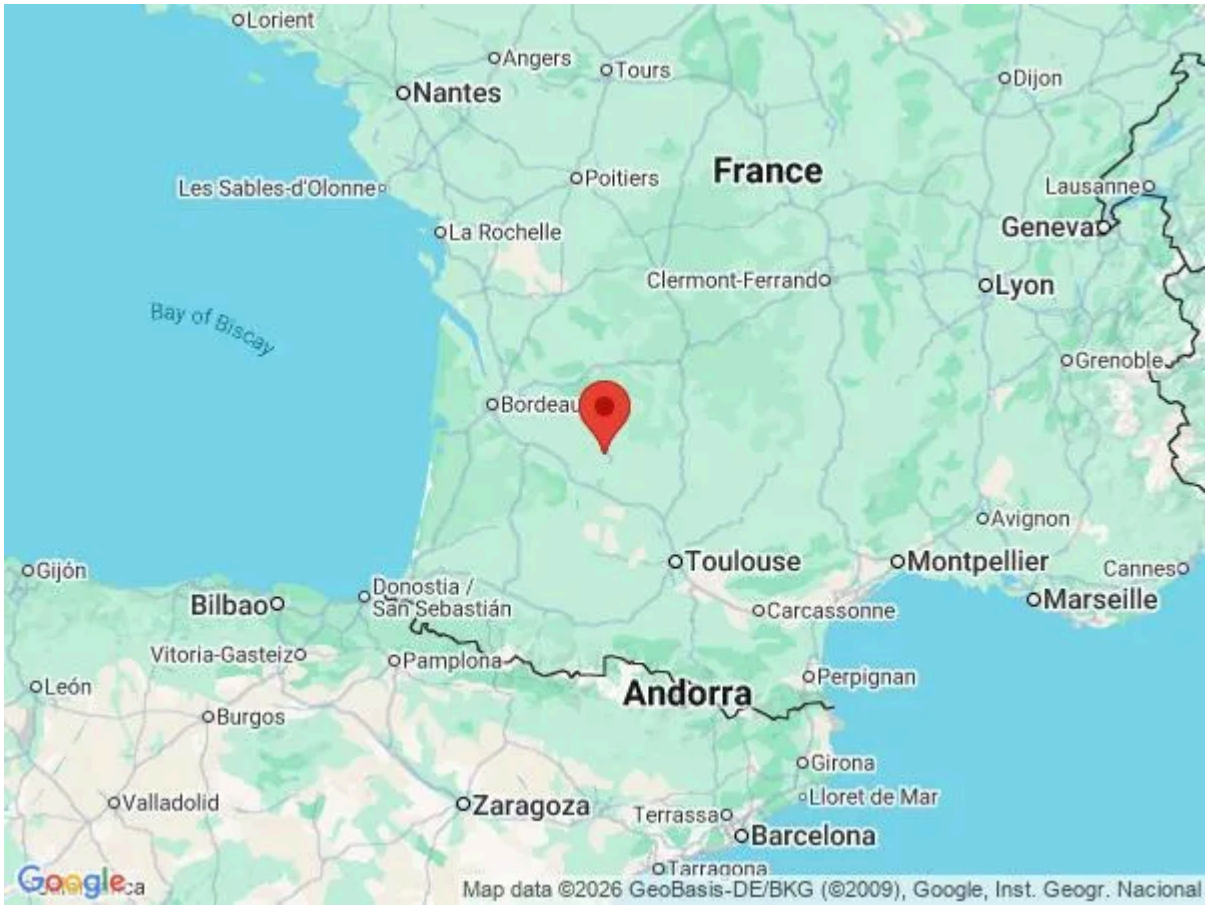
For further activities across the area, horse-riding is available nearby or, for a refreshing dip, Lac de Lougratte offers lake swimming, sandy shores, and pedalos – perfect for a relaxing family afternoon and only 20 minutes by car.

The region's true magic lies in its array of characterful towns and villages. Meander through the bastide town of Monflanquin (16km), perched high above the landscape with panoramic views, or explore the delightful streets of Monpazier (37km), one of France's most beautiful villages. Pujols (12km), a short hike from Villeneuve-sur-Lot, rewards visitors with breathtaking vistas, while riverside gems like Penne-d'Agenais (18km) and Puy-l'Évêque (50km) charm with their stone facades and artisan shops.

A day trip to Cahors (75km) unveils striking medieval architecture and its famed Valentré Bridge, not to mention Malbec vineyards, while Bergerac (50km) captivates with its old port, timber-framed houses and riverside setting on the Dordogne. From here, foodies and wine lovers can savour Périgordian specialities and follow the Route des Vins through picturesque vineyards steeped in tradition.

Local Amenities

Nearest Airport	**Bergerac Dordogne Airport (EGC) (45km)**
Nearest Airport 2	**Bordeaux Airport (140km)**
Nearest Airport 3	**Toulouse-Blagnac Airport (159km)**
Nearest Ferry Port	**Bilbao/Santander (369km/476km)**
Nearest Ferry Port	**Saint-Malo (659km)**
Nearest Restaurant	**Casseneuil (4km)**









Nearest Shop	**Casseneuil (4km)**
Nearest Town	**Villeneuve-sur-Lot (10km)**
Nearest Train Station	**Agen (38km)**
Nearest Village	**Lédat (hamlet)/Casseneuil (700m/4km)**
Nearest Supermarket	**Carrefour Express (4km)**

What we love

- Once a traditional séchoir a tabac, this barn conversion blends sleek modern style with rustic charm and natural light
- The open-plan living space is made for gathering – from relaxed film nights to shared meals fresh from the local markets
- Each of the four bedrooms is air-conditioned, with the master boasting its own terrace overlooking the pool
- Enjoy long summer days by the swimming pool and evenings on the shaded dining terrace with barbecue
- Close to a little hamlet, you're just a short drive from Villeneuve-sur-Lot's markets, restaurants and riverside setting
- Outdoor adventures await – canoe the River Lot, rides horses through nearby woodland or explore the medieval hilltop bastides nearby

What you should know...

- Air-conditioning is featured in the bedrooms only.

Terms & Conditions

- **Security deposit:** €1,000 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:** 4.00 p.m.

- **Departure time:** 10.00 a.m.

- **Energy costs included?:** Yes.

- **Linen & towels included?:** Yes.

- **Pets welcome?:** Not allowed.

- **Other Ts and Cs:** Air-conditioning is featured in the bedrooms only. Weddings, stag/hen parties and any special events are not allowed.

- **Changeover day:** Saturday.

- **End of stay cleaning:** 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?:** Smoking and vaping are not permitted.

- **Other 2:** One cot and one highchair can be requested in advance.

- **Minimum stay:** 7 nights. All other durations on request.

- **Heating costs included?:** Yes.

- **Tax:** French Visitors Tax payable to Oliver's Travels at the time of balance payment.