

Villa Des Rives

Region: Rhone-Alpes **Sleeps:** 14

Overview

With Lake Annecy stretching out before its terraces, Villa Des Rives places one of France's most celebrated landscapes at the heart of every day. Set within beautiful grounds in sought after Veyrier du Lac, this contemporary lakeside villa combines generous spaces for gathering with direct access to the clear blue waters, creating an exceptional base for families and groups of friends.

Inside, the open-plan living, dining and elegant kitchen forms the sociable heart of the villa, with doors sliding open to a raised deck where long lunches come with lake views. Five double bedrooms (three with en suite showers) provide comfortable accommodation for up to 10 adults, while a top floor children's room with four single beds gives younger guests their own characterful space beneath sloping ceilings, next to the wood-beamed fitness area.

Outside, the garden's Nordic bath offers another place to linger over the lake and garden views, while the private pontoon and direct lake access make swimming and days on the water wonderfully easy. Come evening, the lounge bar and table football set the scene for relaxed time together and there's a superb summer kitchen for delicious feasts prepared on the barbecue-grill and plancha. That said, you may just prefer to enjoy an apéritif on the lakeside terrace before wandering down the lane to the highly regarded hotel-restaurant La Maison Bleue for a truly gastronomic experience.

Meanwhile, Annecy is less than 5km away with its canals, cobbled old town, restaurants and café terraces – this beautiful old town is known as "Venice of the Alps". In the other direction, follow the eastern shore to the pretty villages of Menthon Saint Bernard and Talloires, or discover walking trails through the wooded Réserve Naturelle du Roc de Chère. Golf, lakeside cycling, mountain hikes and summer watersports add further possibilities.

Whether setting off across Lake Annecy from your own pontoon or simply watching the light shift across the mountains from the terrace, Villa Des Rives offers a refined setting for sharing the very best of lakeside life.



Facilities

Air-Con • Ideal for Kids • Romantic • Walk to Village • Walking/Hiking Paths • <1hr to Airport • Watersports • Canoeing/Kayaking • Historical Sites • Cycling • Fishing • Golf Nearby • Sailing • Paragliding • Boat Trips • EV Charger • Villa • Chef/Cook Available • Wow Factor • Ideal for Teens • Has Discount • Has Offer • Special Offer • Maid Service Available • Cots (Cribs) • Pets on Request • Walk to Beach • Instagrammable • Beach Nearby • Modern • Parking Space • Walk to Restaurant • Wi-Fi/Internet •

Waterfront • Lakes and Mountains • BBQ • Washing Machine •
Outstanding Landscapes • Coffee Machine • Hairdryer • Outdoor Pursuit &
Activities • Tourist Towns & Villages • TV • Boat Access • Indoor Games •
Gym/Fitness Room • Hot Tub • Tumble Dryer • Dishwasher • Microwave •
Table Football • Kid-friendly excursions • Water excursions/Boat trips •
Pre-Stocked Fridge Available • Transfers Available • Forest park/High-rope
course • Breakfast Available • Ideal for Babies & Toddlers • High Chair(s)

Interior & Grounds

Villa Interiors (300m2)

Main Entrance Level (with steps)

- Large entrance hall
- Open-plan living area, kitchen and dining area with doors opening to raised decked terrace with al-fresco dining table and lake view. Kitchen well-equipped including fridge, freezer, oven, dishwasher, coffee machine, toaster and microwave
- Bedroom with double bed (160x200cm), doors opening to side terrace, and en suite shower and hand basin (open-plan to bedroom)
- Separate WC (off entrance hall)

Lower/Garden Level

- Bar with table football and garden access
- Laundry room

First Floor

- Bedroom with double bed (160x200cm) and en suite shower room with shower and hand basin
- Separate WC (off landing)
- Bedroom with double bed (160x200cm)
- Bedroom with double bed (160x200cm)
- Shared bathroom with bath, hand basin and toilet
- Bedroom with double bed (160x200cm) and en suite shower room with shower and hand basin

Top Floor (sloping ceilings)

- Open plan fitness area (beneath wood beams) with three steps leading up to an open alcove-style dorm children's bedroom with four single beds (beneath sloping ceilings)

Outside Grounds

- Raised terrace with al-fresco dining area and lake view
- Garden with Nordic bath and lake view terrace
- Outdoor kitchen
- Gas barbecue-grill and plancha
- Direct lake access and pontoon (via gate at the end of the garden)
- Canoe, kayak and paddle (available on request)
- Electric vehicle charging station
- Parking



Location & Local Information

Villa Des Rives enjoys an enviable setting on the shores of Lake Annecy with direct access to the lake and its own pontoon. This sought-after lakeside setting combines magnificent scenery with easy access to some of the area's most appealing villages, beaches and outdoor pursuits.

Located in Veyrier-du-Lac, you are a short distance from some of the eastern shores most beautiful lakeside restaurants including Yoann Conte's gastronomic La Maison Bleue less than 300m away (seasonal opening, advanced restaurant reservations are essential). Veyrier-du-Lac itself is a picturesque village framed by dramatic Alpine peaks and the lake's famously clear waters. Close by, the lively Plage de la Brune (1.5km) offers a lovely spot for enjoying the waterfront and views across the lake, with supervised swimming in the height of the summer. Do note that across Lake Annecy, beaches and their facilities tend to operate seasonally and entry charges sometimes apply.

Follow the shoreline south to Menthon-Saint-Bernard (4km), an attractive village overlooked by the magnificent Château de Menthon-Saint-Bernard. Perched above the lake, this historic castle is an enchanting local landmark, with its romantic turrets and centuries of history. Further along the eastern shore, Talloires (8km) is another idyllic lakeside village, celebrated for its beautiful setting beneath the surrounding mountains.

Nature is never far away. Less than 6km from the villa, the Réserve Naturelle du Roc de Chère protects a striking wooded headland overlooking Lake Annecy, with walking trails through its varied landscape. Golfers can meanwhile enjoy a round at Golf du Lac d'Annecy, beautifully positioned close to the lake and mountains.

A short cycle ride away, Annecy (4.6km) provides a captivating change of pace. Explore the old town's cobbled lanes, canals and colourful historic buildings, or linger beside the lake before discovering its restaurants, cafés and shops.

Lake Annecy itself is the star attraction: cycle around its shores, set out on mountain hikes, enjoy summer watersports or take a leisurely boat ride across the water. Whether viewed from your decked terrace or out on the lake itself, the combination of shimmering water and Alpine scenery is unforgettable.

Local Amenities

Nearest Airport	Geneva Airport (47 km)
Nearest Airport 2	Chambéry Airport (55 km)
Nearest Town	Annecy (4.6 km)



Nearest Village	Veyrier-du-Lac (1.5 km)
Nearest Beach	Direct lakeside access in front of house/ Plage de la Brune (1.5 km)
Nearest Restaurant	Hotel Restaurant by lake (seasonal opening) (270 m)
Nearest Shop	Useful Supermarket (450 m)
Nearest Golf	Lake Annecy Golf Course (5.7 km)
Nearest Tennis	Tennis Club Veyrier Du Lac (1.6 km)

What we love

- Such a privileged setting with direct access to Lake Annecy and a private pontoon for effortless days on the lake (ask about the paddle board, canoe and kayak)
- Soak up beautiful lake views from the terraces, raised dining deck and Nordic bath
- Other superb features include a fitness space, lounge bar with table football, and a wonderful outdoor kitchen for summer feasts facing the lake
- Located in Veyrier du Lac, just moments from Yoann Conte's gastronomic lakeside restaurant
- Annecy's enchanting canals and cobbled old town are less than 5km away, with Menthon Saint Bernard and Talloires also within easy reach

What you should know...

- This stunning villa can sleep up to 10 adults and 4 children across five double bedrooms and a top-floor dorm-style children's room (next to the fitness area) – please see the "Layout" tab for details.
- This is a wonderful house with a very privileged lakeside setting – of course, children will need to be supervised with direct lake access via a gate at the end of the garden.
- In the peak season (03 July to 28 August 2027), the services of a housekeeper is included for four hours each morning. They can help with tasks such as making beds, cleaning bathrooms, grocery shopping and breakfast preparation (the cost of the groceries and breakfast items would be at an additional cost).

Terms & Conditions

- **Security deposit:** €2000 charged to client's credit card by the villa agency one month before departure and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 5.00 p.m. Please also note there is a late check-in fee for arrivals after 8.00 p.m.
- **Departure time:** 10.00 a.m. Please also note there is an early check-out fee for departures before 8.00 a.m.
- **Energy costs included?:** Yes.
- **Linen & towels included?:** Yes.
- **Pets welcome?:** On request only and with prior agreement with the owner. If accepted, a pet supplement of €50 per pet per stay will apply (payable directly to the villa agency).
- **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.
- **Changeover day:** Saturday (July and August) or flexible at other times of year.
- **End of stay cleaning:** Not included. End of Stay Cleaning is €715.00, payable to the owner via Oliver's Travels at the time of balance payment. This is for a standard changeover clean. 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.
- **Other 2:** Please note that restaurants and other local amenities in the Lake Annecy area may be seasonal. Lakeside beach facilities and watersports are also seasonal and summer beach entry fees often apply. This can vary per village/town. Please contact us if further information is needed.
- **Other 3:** A cot and highchair can be requested for a supplement of €50 per baby per stay, payable directly to the villa agency. Please request at the time of booking.
- **Minimum stay:** 7 nights (July/August), 5 nights (June, September and festive periods) or 2 nights (other times of year).
- **Tax:** French Visitors Tax payable to the owner via Oliver's Travels before departure (typically costs €1-€10 per adult per night - please enquire if exact amount is required).
- **Internet access?:** Wi-Fi access is included.