

Manoir 1731

Region: Dordogne **Sleeps:** 14

Overview

On the banks of the Dordogne river, Manoir 1731 is a fine home in a beautiful countryside setting, set in eight hectares of private grounds, and makes a delightful place for a relaxing visit to this enchanting region.

Dating back to 1731, the owners have beautifully restored this old manor house and perfectly retained many characterful features such as the wood-beamed ceilings and huge fireplaces across the home. The owners have a fine eye for detail evident through the way they have styled their home; they have created a warm and welcoming ambience yet retained a strong sense of the *manoir's* Perigordian history.

Downstairs the living area offers ample space to enjoy the traditional surroundings in great comfort or guests can prepare a delectable feast in the impressive kitchen to serve by the roaring fire in the dining room. The original stone staircase leads upstairs to four bedrooms, each with their own ensuite bath or shower room. The bedrooms have an air of romance about them with pretty features such as a four poster bed, exposed stone walls, beautiful fabrics and overall an old-world charm for up to ten guests.

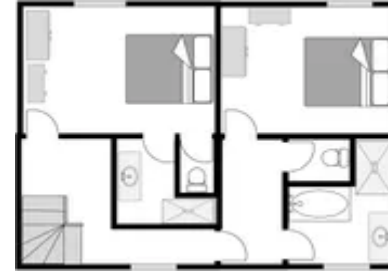
A charming apartment can also be found in the vast grounds, facing the manor house, with an inviting living space and kitchen diner alongside two ensuite bedrooms with space for an additional four guests.

Outside you can sip your morning coffee by the trailing wisteria or wander through the lawns and trees down to the rivers edge to relax in the tranquil and idyllic surroundings. Those who are more active will appreciate the private tennis court and table tennis whilst all guests can enjoy the dazzling swimming pool and terrace in the summer months.

Within a two-minute drive you can be in the nearest village with its restaurant and grocery store or just a little further to another village with a butchers, bakery and a lovely weekly market. If you continue along the Dordogne heading west you will come across some of the region's most idyllic villages such as Domme, La Roque Gageac and Castelnau-la-Chapelle.

Another must is the glorious medieval town of Sarlat, just fifteen minutes by car, with its vibrant Saturday morning market and amazing restaurants often specialising in *Foie Gras* or local truffles. Heading south to the Lot department the famous Rocamadour, built on the edge of a cliff, is also an incredible place to visit and just a forty-minute drive.

Nature and sports lovers alike will adore this region whether horse-back riding, cycling, hiking or golf in spectacular landscapes. This really is Dordogne at its very best, not just the location but also the absolute charm of this wonderful holiday home.



Facilities

Wi-Fi/Internet • Great Value • Table Tennis • Tennis Nearby • Waterfront • Rural Location • Cots (Cribs) • DVD • Golf Nearby • Air-Con • Catering Available • Private Pool • Heated Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • <1hr to Airport • All Bedrooms En-Suite • Tennis Court • Satellite TV • Outdoor Games • Working Fireplace/Woodburner • Heating • High Chair(s) • Canoeing/Kayaking • Walking/Hiking Paths • Wine Tasting • Cycling • Horse Riding • Fishing • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites

Interior & Grounds

1) Manoir only (10-person price)

2) Manoir and Apartment* (14-person price)

**In high season both properties must be rented together - in low season the Manoir may be rented individually.*

Manoir Interior

Ground Floor

- Living room with fireplace
- Dining room with large fireplace
- Kitchen, well-equipped including dishwasher, fridge-freezer, microwave, gas hob and electric oven. Doors to garden and terrace
- Utility room
- Study with doors to garden
- Separate WC

First Floor

- Bedroom with four-poster double bed and ensuite bathroom with WC
- 2 x bedrooms with double bed and rollaway single plus ensuite shower room with WC
- Bedroom with twin beds and ensuite shower room with WC

Manoir Outside Grounds

- Swimming pool (13mx6m), heated (dependent on weather conditions), open approximately end of April to end of September
- Sun terrace with poolside shower
- Weber BBQ
- Al-fresco dining area
- Tennis court
- Private country estate (8 hectares) leading down to river
- Woodland and lawns
- Barns and outbuildings
- Table tennis
- Parking on site

Manoir Facilities

- Wi-Fi
- Air-conditioning (bedrooms only)
- Satellite TV with UK channels
- DVD player
- CD player
- Tennis rackets and balls
- Table tennis

Apartment Interiors (approx. 100m from the Manoir)

Ground Floor

- Open-plan living-dining area
- Open-plan kitchen area, well-equipped including small fridge, dishwasher,



microwave-grill, American style coffee machine, kettle and toaster

First Floor

- Bedroom with double bed and en suite bathroom with shower, WC and sink
- Bedroom with double bed and en suite bathroom with bath, shower, WC and two sinks

Apartment Facilities

- Under-floor heating (bathrooms)
- Working fireplace
- Mosquito nets
- Riverside al-fresco lounge area
- Private entrance

Location & Local Information

Manoir 1731 is set on a stunning estate of lawns and woodland which lead down to the banks of the Dordogne River. There is a private tennis court on the estate and within a short walk there's a place to go and rent canoes and kayaks along the Dordogne.

The nearest small village is 2.5km away where you will find a small grocery store, restaurant and another place to hire canoes or in the next village (3.5km) you will find a bakery, butchers, restaurants, cafes and a lovely weekly market.

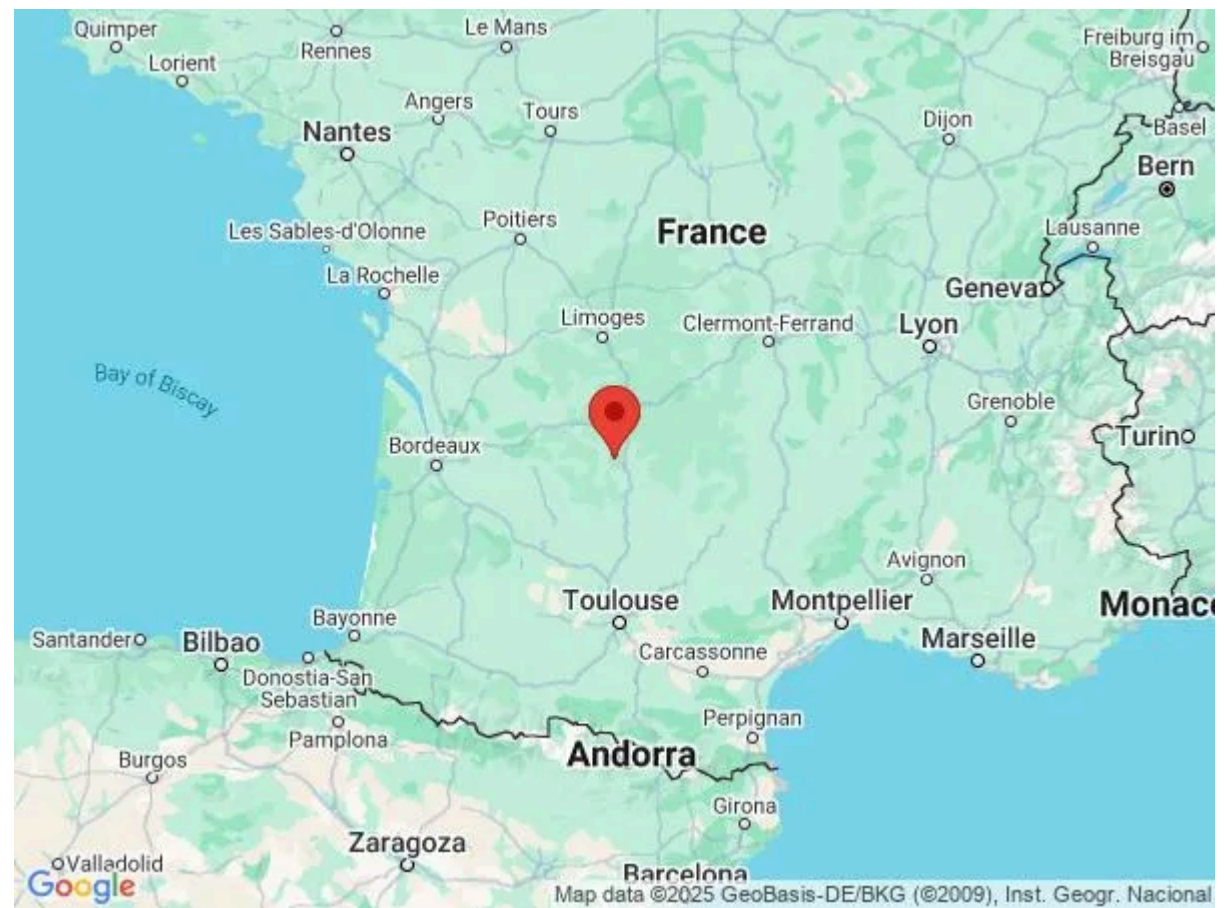
For further facilities head to Souillac (10km) for a greater choice of large supermarkets. Be sure to visit the impressive Abbey Sainte-Marie in Souillac and even better combine with a trip to the atmospheric market on a Friday morning. There is also a great golf course near here.

Sarlat (18km), the capital of the Perigord Noir, is one of the area's most famous towns with its maze of medieval narrow streets, lovely squares and amazing restaurants plus a famous market on a Saturday morning. Regional specialities here include *Foie Gras* and the famous Perigordian truffle as well as ceps, walnuts, goat's cheese and *confits*.

The Dordogne department also hosts a wealth of beautiful villages and towns, many of them classed as France's *Plus Beaux Villages* such as pretty Saint-Amand-de-Coly (30km), with the famous Lascaux caves nearby or the 13th century bastide village of Monpazier (60km).

Other magical day trips include idyllic Domme (20km) high above the Dordogne river with its amazing caves, La Roque Gageac (22km), a perfect picture postcard village backed by steep cliffs and Castelnau-la-Chapelle (28km) just across the river.

You are also perfectly located to drive south to the Lot department with yet more amazing landscapes and idyllic villages and towns such as Gourdon (20km) with its honey stone coloured houses set beautifully on the hill and lovely



warren of little streets. Beautifully preserved Rocamadour (32km) is another amazing place to visit, built on the edge of a cliff with the river at the bottom of the gorge.

Back in the Dordogne, visit the topiary gardens at Eyrignac (16km) which opens up on Monday evenings in the summer for picnics and dance or Les Jardins de Marqueyssac (26km) set high above the river which also open on Thursday evenings in the summer when you can explore by candlelight.

The whole region is a true haven for nature and sport lovers alike offering a wide array of outdoor activities, from horse-back riding and tennis, mountain-biking, golf and canoeing along the river, not to mention the number of hiking and fishing opportunities in the area. Children will love exploring prehistoric caves and parks and historic castles or even a magnificent hot air balloon ride across the stunning region. The more adventurous may enjoy tree-top activities in the forests near Sarlat.

Local Amenities

Nearest Airport	Brive-Souillac (30km)
Nearest Train Station	Gare de Souillac (9km)
Nearest Village	(2.5km)
Nearest Town/City	Souillac/Sarlat-la-Canéda (10km/18km)
Nearest Restaurant	In the village (2.5km)
Nearest Shop	Grocery store (2.5km)
Nearest Supermarket	Souillac (10km)
Nearest Golf	Résidence Souillac Golf (16km)
Nearest Tennis	On the estate

What we love

- The delightful lawned grounds which include woods and a walnut grove lead down to the banks of the Dordogne river and to the Manoir's 1km river frontage
- The beautifully restored interiors feature impressive fireplaces and other characterful features so typical of the Perigord region
- The bedrooms are charming and romantic, each with air-conditioning and an en-suite bath or shower room
- The villa has a private tennis court, perfect for staying active
- A village is only a two-minute drive away
- Sarlat-la-Canéda, the capital of the Perigord Noir and famous for its rich heritage and wonderful restaurants and markets, is just a 15-minute drive away

What you should know...

- The 10-person price is for the Manoir only (4 bedrooms) whilst the 14-person price is for the Manoir and the 2-bedroom Apartment (6 bedrooms in total) - please see "Features" tab for full details of the layout.
- Air-conditioning is in the Manoir's four bedrooms only. It is not featured in the 2-bedroom Apartment.
- The grounds lead down to the river front.
- Early booking is recommended. Manoir 1731 is in high demand!
- The 2-bedroom Apartment can be booked on its own for a minimum of 4 nights between October and end-December, with use of the tennis court if the Manoir is not being rented out at the same time - please enquire for pricing and availability.

Terms & Conditions

- **Security deposit:** €500 charged to clients' credit card one month before 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, bed-linen and bath/shower towels are provided but please bring your own pool towels.
- **Pets welcome?:** No.
- **Other Ts and Cs:** The pool is open from approx. the end of April to the end of September (cooler months may not be suitable for swimming). Special events are on request only and subject to prior arrangement with the owner and additional charges. Stag/hen parties are not permitted. Air-conditioning is featured in the manoir's bedrooms only (it is not featured in the apartment). The 10-person price is for the Manoir only (4 bedrooms) whilst the 14-person price is for the Manoir and Apartment (6 bedrooms in total). In high season both properties must be rented together - in low season the Manoir may be rented individually.
- **Changeover day:** Saturday.
- **End of stay cleaning available?:** Yes. However, 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 garbage disposal required will be charged against the security deposit.
- **Smoking Allowed?:** No.
- **Minimum stay:** 7 nights.
- **Heating costs included?:** Yes.
- **Pool heating charge?:** No. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.