

# Villa Pine

**Region:** Cote d'Azur

**Sleeps:** 8 **Bedrooms:** 4



## Overview

Modern, refurbished, stylish contemporary villa on the exclusive Cap d'Antibes with heated private pool. 4 bedrooms / 3 bathrooms. The Villa is very private and located on the East side of the prestigious and exclusive Cap d'Antibes midway between the Garoupe and Salis beaches, just 800 yards away. Air-conditioned and WIFI Internet broadband and satellite TV. Walking distance to restaurants and beaches are just a 5 minute walk away. Sleeps 8.

## Description

Tastefully refurbished in June 2010. The Villa is very private and located on the East side of the prestigious and exclusive Cap d'Antibes midway between the Garoupe and Salis beaches, just 800 yards away. Walking distance to beach, restaurants and shops.

The villa is well appointed and kept in excellent order with very good furniture in light colours and cool marble floors down stairs with wide French oak floor boards at the Mezzanine level.

The Villa is air conditioned and has WIFI Internet and satellite TV as well as HD TV. The house is protected by a state of the art alarm system with the side and main gates electronically controlled with Intercom and Video entry system.

Outside the Villa has a terrace, heated private pool with an electrically operated safety cover and supports off road parking for 2 cars.

Enter into a large, high ceilinged lounge area with 2 sofas, TV with Freeview channels, 2 doors to the garden and open plan to the kitchen which has an American fridge, dishwasher, microwave and breakfast bar with 4 stools.

Dining room has table and 8 chairs.

The laundry room has a washer and drier and is accessed by steep loft-type stairs which can be closed by a trapdoor for safety.

Hall to 3 bedrooms and a family bathroom.

- the bathroom has a bath with a shower attachment, basin and separate WC.
- double bedroom with door to the garden and an ensuite shower, basin and WC.
- twin bedroom with aircon and wardrobes.
- double bedroom with aircon.

Quite steep stairs lead to a mezzanine with a double bed, porthole window, very large wardrobes with a safe, aircon and phone. High beamed ceilings and a mezzanine ledge which could be a safety issue for children. Bathroom with shower, 2 basins and WC. This mezzanine can be shut off by a gate at the foot of the stairs so children do not have access. Stairs could be a problem for the elderly or infirm.

Restaurants of all standards are within walking distance or a short drive, the market in Old Antibes is a

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pleasant 20 minute walk and beaches are just a 5 minute walk away.

The lively cafes and bars of the famous, Juan Les Pins are just a 20 minute walk across the neck of Cap d'Antibes.

Outside:

Pool (chlorine) of 10m x 5m with metal steps and a depth of around 6 foot to 3 foot.

Terrace and lawned areas around the pool.

Gas Barbecue and charcoal Barbecue.

Beach Towels

There is a table and 8 garden chairs and 8 loungers available.

Parking in the drive for several cars.

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## Layout

Bedrooms:

Bedroom 1 has en-suite with walk in shower.

Bedroom 4 located on the mezzanine floor has separate dressing area with en-suite with walk in shower, the bedroom overlooks the main lounge area, there is a 3 feet high wall separating the bedroom from where it overlooks the lounge - not really suitable for young children.

Bedroom 2 and 3 share a bathroom with separate wc.

Bedroom 1 : 1 Double Bed

Bedroom 2 : 1 Double Bed

Bedroom 3 : 2 Single Beds

Bedroom 4 : 1 Large Double Bed

Bathrooms:

Bathrooms are half tiled in light tumbled marble.

Bathroom 1 : Toilet, Bath with Shower

Bathroom 2 : Toilet, Shower Enclosure

Bathroom 3 : Toilet, Shower Enclosure

Kitchen:

Cooking Utensils, Coffee Maker, Ice Maker, Grill, 4 Ring Stove, Dishwasher, Refrigerator, Freezer, Microwave, Hob, Oven, Toaster

Amenities/Facilities:

Barbecue, Garden, Parking.

Hob/Stove, Oven, Fridge, Fridge/Freezer, Microwave, Dishwasher, Washing Machine, Iron.

Cable, Satellite, TV, Telephone, Central Heating, Air Conditioning, Internet Access.

Pets considered, suitable for elderly or infirm, children welcome, Long-term Renters Welcome

## More Info

Visited by our team.

Meet and greet on arrival. Welcome pack for guests of wine, flowers etc.

Wifi, aircon, house alarm.

2 week bookings have a mid stay clean and linen change included in the price.

Pets considered.

Suitable for elderly or infirm, children welcome,

Long-term Renters Welcome

### GUEST REVIEWS

"Lovely property In a very nice area. Great for families and close to all local amenities."

Quiet yet easily accessible location.

Well appointed comfortable villa with very good facilities .

Really enjoyed our week here and would definitely return

Plenty of sun beds and towels

Home from home

A credit to the owners

Review Submitted: Jul 23, 2016 Date of Stay: Jul 2016

"Amazing villa in beautiful Cap d'Antibes

Perfectly located in Cap d'Antibes with a beautiful garden and pool. Could not ask for a more relaxing and convenient villa. Cannot wait to go back.

Review Submitted: Jul 17, 2016 Date of Stay: Jun 2016

"Perfect in every way - And exactly as described!

In most cases, places are rarely as described and sometimes can be a little disappointing but this villa was perfect in every way. A very typical French style villa, in a wonderful tranquil setting. The rooms were spacious and clean (linen, mattress, kitchen and garden all spotless). The standout features include the fantastic gallery main

## Features

- Aircon
- Internet
- Satellite TV
- Easy walk to beach (<15 mins)
- Un-overlooked pool
- Pets allowed on request
- Private pool
- Heating
- Private parking
- Golf nearby
- Watersports nearby
- Secure parking
- Family friendly
- Barbecue
- Terrace
- Spacious garden
- i-Rent

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bedroom, the spacious lounge and the wonderful heated pool. Whether you are here as a couple, a group or as a family (we are a blended family with 4 children ages 15,14,12 & 11!) the villa has something for everyone (including free WiFi!!) and is a great place to chill and enjoy the South of France. The owner was very friendly, extremely helpful and easy to deal with as was Maurice when we arrived, handing us a bottle of wine to enjoy our first evening with. Many basic food items such as oils, coffee, dishwasher tablets etc were available, which was really helpful. The kitchen was well stocked and there were numerous pool towels available for our use. In the cellar a washing machine and tumble dryer were available, which was really handy. We would recommend a car as we found the taxi service a little on the expensive side but if you enjoy a stroll the popular beaches of Juan De Pins are only 30 mins walk away and the local beach only 10mins. A stroll into quaint Antibes is only 20 mins. The local shop selling all you really need is only 10mins walk too. If you are after a great French villa with a lovely pool in a tranquil setting look no further. We are sad to leave. :-(  
Review Submitted: Aug 7, 2015 Date of Stay: Aug 2015

"Perfect, in every way.  
Arriving late in the day is never the best. But arriving to this beautifully restored home was fantastic. I felt a beautiful sense of calm the moment I was at the gate and what a treat when I walked in. Everything is extremely well appointed and the detail was evident in all rooms. The pool was even heated and we had the fridge stocked by the house care taker with what we required. My only problem was having to go home so soon. Lovely. Would recommend to anyone who is looking for some break whether it be some creative inspiration or a romantic get away.  
Review Submitted: Oct 14, 2014 Date of Stay: Sep 2014

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"Nice, comfortable and good location

We stayed at the Villa for two weeks in July, two families with children. The Villa was just as described, really comfortable and convenient, recently renovated. And the kids loved the pool...

Location was nice, a short walk to Salis beach. Thank you John and Maurice for making it a great stay :-)

Review Submitted: Aug 25, 2014 Date of Stay: Jul 2014

"This is a lovely villa, in a great location a few minutes to Antibes and the beach! We found the Villa to be exactly as described, with everything you could possibly expect to find, very well equipped.

We had a wonderful stay, and would highly recommend this Villa."

Review Submitted: May 30, 2014 Date of Stay: May 2014

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## Location

Walking distance to the beach, restaurants and shops of Sallis, about 10 minutes there and 15-20 minutes back as it will be uphill.

The market in Old Antibes is a pleasant 20 minute walk and beaches are just a 5 minute walk away. The lively cafes and bars of the famous, Juan Les Pins are just a 20 minute walk across the neck of Cap d'Antibes.

MarineLand is only 10 minutes away.

### Distances

Nearest AIRPORT - Nice: 15 Kilometres

Nearest FERRY - Nice: 15 Kilometres

Nearest TRAIN - Antibes: 2 Kilometres

Nearest MOTORWAY - J44 on the A8: 6 Kilometres

Nearest BEACH - Salis Beach: 0.5 Kilometres

Nearest BARPUB - : 0.5 Kilometres

Nearest SKI - : 45 Kilometres

Nearest GOLF - : 10 Kilometres

Nearest RESTAURANT - : 0.5 Kilometres

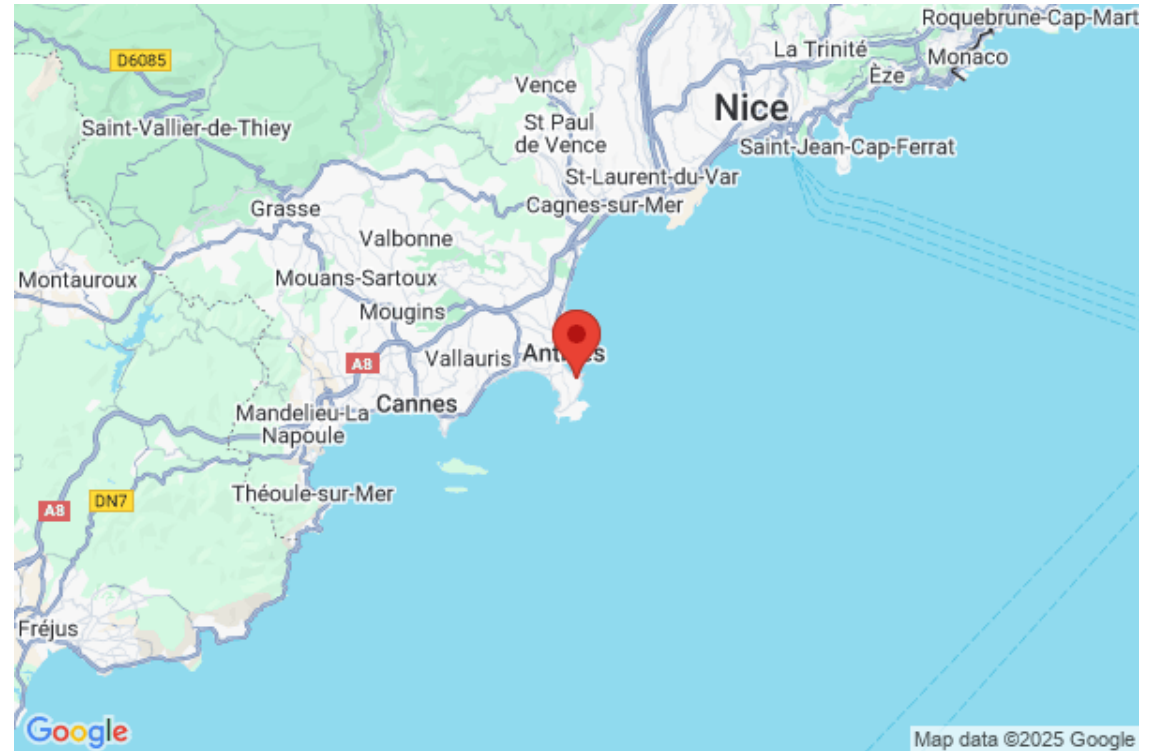
### Location Information:

Completely renovated in June 2010, the Villa is on the east side of Cap d'Antibes midway between the Garoupe and Salis beaches, just 800 yards away.

Restaurants of all standards are within walking distance or a short drive: the market in Old Antibes is a pleasant 20 minute walk and beaches are just a 5 minute walk away.

The lively cafes, bars of the famous, Juan Les Pins are just a 20 minute walk across the neck of the cap if you wish to sample the local night life.

Golf: 7 golf courses nearby (Biot, Mougins, Valbonne, Opio, Mandelieu, St Donnat, Grasse) from 10min to 40min driving.



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Ski: Isola 2000 : 90 km. Less than 2 hours from leaving the villa to being equipped and on the slopes.

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## Photos





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