

# La Jolie Villa de Tourbes

**Region:** Languedoc

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



## Overview

This is a recently built 4 bedroom/3 bathroom villa in a wonderfully quiet village setting with fantastic views. Large private pool. This property sleeps 8 people. La Jolie Villa de Tourbes could suit two families holidaying together.

Air-conditioning throughout and a solar cover on the swimming pool. Fast internet. Air conditioning in all bedrooms.

The villa is not suitable for children under 5 years of age.

Saturday to Saturday bookings only in high season. Some flexibility out of season. Long weekends considered.

Small dogs allowed.

Suitable for People with Reduced Mobility.

## Description

La Jolie Villa de Tourbes has everything that you will need on your holidays! It's an elegant and comfortable 'Home from Home'.

The ground floor living area is all open-plan giving a feeling of space and light. The dining room and sitting room open on to the spacious pool area. The kitchen is very large and fully fitted. The owners have ensured there is a wealth of glasses, plates, pots and pans at your disposal.

Air-conditioning in all bedrooms and the living area means you will always be cool no matter how high the sun is overhead.

On the ground floor, you will find a cosy double bedroom equipped with an en-suite bathroom, as well as a twin bedroom also boasting an en-suite bathroom. There is also a separate WC serving both of these bedrooms.

If you head upstairs you will find another double bedroom and twin bedroom. There is a large shower room with beautiful double basins, separate WC. This would suit two families perfectly!

Freeview Sky TV, and a DVD/CD player available. There is air conditioning which is reversible to heating during the colder months. Utilities include a clothes dryer, dishwasher, double oven, ceramic hob, microwave, fridge/freezer and washing machine.

The big and very spacious kitchen is a real 'Cook's' kitchen, well equipped with a larder with basic ingredients such as oil and seasoning, tea and coffee. Kitchen table to seat 4 people.

Dining table seats 8 people.

## OUTSIDE

The beautiful large swimming pool (11m x 4m) has an alarm as well as a solar cover (blue bubble cover to keep the temperature up overnight).

The large terrace is perfect for sunbathing on the sun-loungers, for eating outside or watching the sun go down over the Vale with a glass of wine in hand.

There is a brick-built barbecue for cooking those wonderful fresh sardines from the market.

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There is plenty of parking space and a very large garage.

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## Layout

Bedroom 1 - downstairs - double bed 160cm, air con

Bedroom 2 - downstairs - twin beds, air con

Bedroom 3 - upstairs - double bed 160cm, air con

Bedroom 4 - upstairs - twin beds, air con

Bathrooms:

Separate WC in hallway

Ensuite bathroom to bedroom 1

Ensuite shower room to bedroom 2

WC serving both downstairs bedrooms

Shower room with double basins upstairs for bedrooms 3 and 4

Separate WC upstairs

Living Room - Freeview Sky TV, DVD player, CD player, seating for 8, air con in the open plan area downstairs in the property

General - Reversible air conditioning, TV, CD player, clothes dryer,

Kitchen - dishwasher, double oven, ceramic hob, fridge/freezer, washing machine, all mod cons, larder

Dining Room - table with seating for 8

Internet & telephone connection are by request.

## More Info

Visited by one of our team - Recommended.

Suitable for People with Reduced Mobility as there are two en suite bedrooms on ground floor. NB: There are two steps to front door and two steps to back door so probably not suitable for wheelchairs.

Internet and phone available on request.

Reversible air-conditioning in all bedrooms and open plan living areas.

Private pool.

The villa is not suitable for children under 5 years of age  
Changeover: generally on a Saturday in high season. The villa will be ready for occupation from 4.00pm and it should be vacated by 10 am on the day of departure at the latest. Linen & towels included. Please bring your beach towels.

Pets accepted by prior agreement only.

End of stay cleaning included, but please leave the property in a good condition. Excessive cleaning will be charged.

## Features

- Aircon
- Internet
- Satellite TV
- Easy walk to shops (<15 mins)
- Suitable for reduced mobility
- Pets allowed on request
- Private pool
- Heating
- Private parking
- Golf nearby
- Watersports nearby
- Secure parking
- Family friendly
- Barbecue
- Terrace
- i-Rent

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## Location

The villa is only 5 minutes in the car from the buzz of Pezenas with all its restaurants and craft shops etc. The villa is walking distance into the village of Tourbes with a wonderful Patisserie, village shop that sells most things including English papers (if you really want them!) and chemist. Tourbes has a mini market on Wednesday mornings with mobile shops present selling charcuterie etc. All shops around the property are open until 12 on a Sunday.

Beach is between 20-30 minutes away depending which way you go.

There are at least 2 Golf Clubs which can be found within 10-20 minutes of the villa. Ideal for golfers. Plenty of room for golf club storage.

The villa is a few minutes walk from Tourbes and quite near the large medieval town of Pezenas.



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## Photos



Back of House leading onto Terrace



Steps from Bedroom to Garden



Terrace



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Terrace



Eating Area



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Sitting Room looking to Dining Room



Sitting Room



Dining Room Leading to Sitting Room



Upstairs Twin Bedroom



Downstairs Twin Bedroom

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Downstairs Double Bedroom



Upstairs Double Bedroom



Large Fully Equipped Kitchen



Swimming Pool