

# Villa Fanny

## Localization

Country : France  
City : Saint Tropez & VAR  
Address : Ramatuelle/Ref; FS 1221

## Properties

Type : Villa  
Bedrooms : 5  
Bathrooms : 4  
Sleepings : 10  
Showers : 0  
WC : 5

## Features

Air conditioning - Wifi - Pool - Pool Heating - Parking - Barbecue - Animals accepted - Garden - Near the beach  
- No smoking

## Description

An exquisite property, in a peaceful setting and rural charm surrounded by Mediterranean shrubs, flowers and trees, located within a 12 minutes walk of Pampelonne beach and a 10 minutes' drive to the centre of St Tropez.

This is a very well equipped house with lots of charm and character in abundance. The interiors are furnished and decorated in a welcoming colour scheme and impeccable taste prevails.

From the entrance hall there is a open plan living room and kitchen which opens onto the garden and pool through large French wooden framed windows. Comfortable sofas and large armchairs around a coffee table, large screen TV with satellite and music system

The fully equipped kitchen, with large cooker, American fridge/freezer, dishwasher, wine cooler and separate entrance for unloading the shopping.

There is a utility room to the back with laundry facility with washing machine and Tumble dryer

Guests cloakroom with WC & hand basin

Independent double bedroom with French windows opening to the garden, Queen size 160cm bed, TV screen, en-suite shower room.

Master bedroom suite with King size 180cm bed, TV set, en-suite bathroom with large Hammam style bath and rain shower feature at the centre, double washbasin and WC.

On the first floor 2 further bedrooms with Queen size 160cm beds. One bedroom has en-suite shower with wash basin. The other two bedrooms share a bathroom with shower and wash basin. One separate WC.

There is a separate studio ideal for staff or teenagers wanting to be away from the main group. The ground floor has a kitchenette, a sofa and TV set. The first floor is accessible through a spiral staircase and offers a double bed, en suite shower, washbasin and WC.

The 12m x 5m swimming pool is surrounded by a deck terrace and lawn, whilst to the front of the house the main terrace has a beautiful wisteria covered pergola with ample room for dining and relaxing with friends or family.

## Accommodation:

*Ground floor:*

Hall

Open plan Living room with sofas, TV/ dinning area

Open plan, fully equipped kitchen with cooker, American fridge and wine cooler & French doors to garden

Utility room

Guests Cloakroom with WC & hand basin

Bedroom 1: Master double bedroom King size 180cm bed, TV with en-suite bathroom bath style Hamman & shower, washbasin & WC. Direct access to garden & pool

Bedroom 2: Double bedroom Queen size 160cm bed, TV & with en-suite shower room, wash basin & WC. Access to garden

**First floor:**

Bedroom 3: Double bedroom with Queen size 160cm bed and en-suite shower and washbasin & WC

Bedroom 4: Double bedroom Queen size 160cm bed, TV & sharing a shower room, washbasin with bedroom 5

Bedroom 5: Double bedroom Queen size 160cm bed, TV & sharing a shower room, washbasin with bedroom 4

Separate shower room with washbasin for bedrooms 4 & 5

Separate WC

**Outdoors Features:**

Garden

Summer kitchen

Heated swimming pool 12m x 5m

Pergola terrace for al-fresco dining

Terrace with sitting area

Deck terrace with

Sun loungers

Petanque/ Boule court

Gas barbecue

Carport & ample parking

**Features & Facilities:**

Sleeps 10: 5 bedrooms, 4 bathrooms (3 shower rooms, 1 bathroom) 4 WCs

Air-conditioning throughout

Fully open plan equipped kitchen with toaster & coffee maker

Laundry room

Heated swimming pool 12m x 5m

Internet access Wi-Fi

Satellite TV

Gas BBQ

Boules court

Covered carport

**Services / Staff Included in the Rental:**

Maid service of 3 hours included for 5 days

Linen, towels & pool /sea towels

Electricity, water, gas

Pool maintenance

Wi-Fi Internet

**Extra Not Included in the Rental:** *on request when booking & subject to availability*

Returnable Security Deposit 8 000 € to be paid with the final rental instalment

Local Tourist Tax "Tax de Sejour" starting from 5.00 € per person per night to be paid locally in cash or pre arranged when booking *please enquire as price may change per year*

Additional maid service approx starting from 30 € per hour

Pool heating April and October at additional cost 500 € per week

Air-conditioning 200 € per week

Guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival, extra cleaning, laundry, maintenance and/or garbage disposal required will be charged against the Security Deposit

Cooking/ Chef

Concierge Service & Assistance

Airport transfer etc

Cancellation insurance

Pre stocking of the house

**Please Note:**

July & August 2 week rental

Check-in is anytime after 17:00 pm

Check out by 10:00 am

Pets on request only

No smoking in the Villa

Children welcome

Personal means of transport advised  
Language spoken by staff English - French

**Location Information:**

The beach is a 12 minutes' walk  
St Tropez centre 4 km  
Ramatuelle Village: 6 km  
Nice Airport 135 km  
Toulon-Hyères Airport 55 km  
Marsaeille (Marignane) Airport 165 km  
Tennis 4 km

**Galerie**













