Villa de la Roussie

Localization

Country : France
City : South West
Address : Perigord/Ref; FW 1347

Properties

Type : Villa
Bedrooms : 4
Bathrooms : 2
Sleepings : 8
Showers : 0
WC : 3

Features

Air conditioning - Wifi - Pool Heating - Parking - Barbecue - Garden - Views - No smoking

Description

Villa de La Roussie is a charming villa in Perigord, elegantly restored, which can comfortably accommodate up to 9 people in 4 bedrooms, heated swimming pool, beautiful nature

Villa La Roussie is a charming independent villa of 300 m2, elegantly restored, which can comfortably accommodate up to 9 people.
The house has 4 spacious bedrooms and 2 bathrooms with walk-in shower, a large living room opening onto a covered terrace, a large bright living room with fully equipped open-plan kitchen with central island. The two terraces will delight you with softness and tranquility with the direct view of the countryside.

The elegant and refined decoration, the materials and the colors chosen give the house a peaceful atmosphere with a relaxing view of a bucolic landscape.
Summer and winter, you can stay there, as you wish.

The living room with a 4-seater sofa, 2 armchairs and 3 poufs, a coffee table, its 4 glass doors gives it natural light all day long regardless of the season.
The kitchen is bright with a large glass door which gives access to the terrace. It has two worktops and a central island in stone from the region. The kitchen is fully equipped with dishwasher, fridge and freezer, appliances for breakfast (toaster, kettle, microwave, pod coffee maker ...), a Smeg stove with 5 gas burners and electric oven, you also have a Thermomix TM31, an electric plancha, a juice extractor ...
The dining room, open to the kitchen with a large square table that can accommodate up to 12 people, in the dresser you will have everything you need for your meals.
There is a laundry room where you will find a washing machine, a dryer, storage shelves and the ironing set

Upstairs are the 4 bedrooms and shareing 2 bathrooms
All bedrooms are furnished with King size beds that can be double or twin, bedroom 3 has an additional bed that can accommodate 3 single beds.
In the bathrooms you will find hair dryer, towel dryer, magnifying mirror, storage ...
Shower room a shower with a basin, storage, towel dryer, as well as 2 independent WC

The villa is located on a plot of 2000 m² semi closed, isolated between meadow and wood. You can enjoy its private heated swimming pool of 10m x 5m in complete freedom and privacy. The pool is secured by a rolling shutter to CE standards and an approval fence, you have sunbathing and parasol, toilets and a shower are dedicated to the pool area.
In the park are at your disposal a swing, trampoline, table tennis, bicycles ...
Private parking on the property.

The house is at the crossroads of the Dordogne and Charente, at the gates of the Périgord Limousin Regional Park.

Accommodation:
Ground floor:
Living room with a 4-seater sofa, 2 armchairs and 3 poufs, a coffee table etc.
Fully fitted kitchen two worktops and a central island equipped with dishwasher, fridge and freezer, appliances for breakfast (toaster, kettle, microwave, pod coffee maker, a Smeg stove with 5 gas burners and electric oven, you also have a Thermomix TM31, an electric plancha, a juice extractor ...

access to the terrace.
Dining room, open to the kitchen with a large square table that can accommodate up to 12 people,.
Laundry room with washing machine, Tumble dryer etc.

Upper Floor;
Bedroom 1: Double bedroom with King size 180cm bed *(configurable in to twin beds)*
Shared bathroom outside with shower & a separate WC. View of the garden
Bedroom 2: Double bedroom with King size 180cm bed *(configurable in to twin beds)*
Shared bathroom outside with shower & a separate WC. View of the garden
Bedroom 3: Double bedroom with King size 180cm bed *(configurable in to twin beds)* & a single bed 90 cm
Bathroom outside the room, shared, with shower & separate WC
View of the garden
Bedroom 4: Double bedroom with King size 180cm bed *(configurable in to twin beds)* View of the garden
Bathroom outside the room, shared, with shower 2 washbasins & separate WC.

Features & Amenities:
Sleeps 8 +1 max; 4 bedrooms, 2 Bathrooms
Extra bed on request
Living room with fireplace
Internet access Wi-Fi
Dining room
Fully equipped kitchen & Appliances with Cooking utensils /Freezer/ Juicer/ Kettle/Microwave/Nespresso coffee machine/ Oven/ Refrigerator/ Toaster etc.
Laundry room Dishwasher/ Tumble Dryer
Terrace
Music speaker
Heated outdoor swimming pool
Ping-Pong table
Trampoline
TV
Bicycles

Outdoors Features: *2000 m²*
Heated swimming pool of 10m x 5m Barbecue
Garden
Outdoor dining areas
Plancha
Pool house
Pool lounge chairs
Ample Parking

Children:
Children welcome
Baby cot & Highchair
Secure pool

Services Included in the Rental:
Bed and household linens changed every 7 days
Concierge service & Assistance
Pool heating
Final end of stay housekeeping
Weekly house cleaning (2 weeks stay)
Base provision of a kitchen
Maintenance of the garden & swimming pool
Pool towels

Extras No Included in the Rental; *on request when booking & subject to availability*
Refundable Security Deposit 5 000€ to be paid woth the final rental instalment
Tourism development tax “Tax de Sejour” starting at 3 .00 per guest/night to be paid locally in cash or payment pre arranged *please enquire when booking*
Bed linen and towels change starting from 60 € per service
Extra bed 60 €
Chef / Cook
Extra hours of housekeeping starting from 35 € per service

Grocery delivery starting from 35 € per service
Delivery of fresh bread and pastries starting at 15 € per delivery
Child care, Baby sitting
Masseuse/beautician *(booking in advance)*
Car with driver
Airport transfer

Please Note:
Check in after 16.00 p.m.
Check out before 10.00 a.m.
Saturday to Saturday only
Pets not allowed
Personal means of transport advised
No smoking in the Villa
Children welcome
Language spoken by staff French- English

Location:
Mareuil, 6 km away *(bakery, supermarket, butcher, bank, post office, ATM, pharmacy...)*
Brantôme 10 km *(bakery, supermarket, butcher, bank, post office, ATM, pharmacy & very good restaurants.*
Angoulême TGV station *with a direct line from Paris (CDG).* 43km
Limoges 93km
Bergerac 95 km
Bordeaux 150km
Paris 520 km
Lyons 477 km

Galerie