

# VILLA OCEANICO

FRANCE | SOUTH OF FRANCE



**5 Bedrooms**



**10 Guests**



**£8450 - £16900 / week**







- › Air Conditioning
- › Family villa
- › Gym
- › Heatable Pool
- › Infinity Pool
- › Near golf courses
- › With seaviews
- › With WIFI

**Stunning 5 bedroom property with private pool, jacuzzi, gym, steam room and cinema room overlooking the Beauvallon Golf Course and the bay of St Tropez.**

Located approximately 8 km from Grimaud - a charming medieval village known for its cobbled streets, ancient castle ruins and stunning views over the Gulf of St Tropez. Visitors can enjoy the local markets, waterfront dining, wine tasting at nearby vineyards or pleasant walks through this beautiful village.

## **ACCOMMODATION**

### **Ground Floor**

Entrance hall into open plan living area with lounge, dining area and fully fitted kitchen with American fridge freezer/ice machine and Miele appliances.

Exterior breakfast dining area is just off the kitchen.

A 2nd small kitchen / pantry with fridge freezer and work space is off the main kitchen with a separate WC.

There are fully opening folding doors from the lounge onto the terrace / garden and swimming pool area.

Bedroom 1: Double bedroom (160 x 200) with en suite shower room, TV, internet and air conditioning, fitted wardrobes, patio doors leading onto the poolside terrace.

Bedroom 2: Double bedroom (160 x 200) with en suite shower room, TV, internet and air conditioning, fitted wardrobes, patio doors leading onto the poolside terrace.

### **First Floor**

Bedroom 3: Master double bedroom (220 x 200) with ensuite bathroom with shower and open bath, double sinks, separate WC, dressing room.

Integrated television at the end of the bed. Balcony overlooking the golf course with sea view.

### **Lower Ground Floor**

Stairs off the main kitchen lead to lower ground floor which has a bar area, Gym, full size steam room and 10 seater cinema, along with a laundry room.

Bedroom 4: Kingsize double bedroom with fitted wardrobes. This room does not have natural light (windows)

Bathroom with shower adjacent to bedroom.

Bedroom 5: Self contained area with kitchenette, small lounge with pull out double bed (available on request), ensuite shower room and separate small double bedroom with fitted wardrobes. Separate entrance to this bedroom suite.

Rooms have safes, black out blinds.

## **OUTSIDE**

Electric gated entrance to the property with a small driveway with parking for 3 cars.

Private heatable swimming pool with attached heated jacuzzi.

Large terrace with eating and relaxation areas.

Pizza oven and weber BBQ.

Grassed garden to the front and beautiful layered pebble area at the back with breakfast dining.