

# VILLA SPORTIVE

TRADITIONAL & UNIQUE | TRADITIONAL FRANCE



**8 Bedrooms**



**16 Guests**



**£103,410**



- > Air Conditioning
- > Chef service available
- > For large groups
- > Heatable Pool
- > Near shops/restaurants
- > Near the beach
- > Private tennis
- > Romantic villa
- > Secluded location
- > Walking distance to tennis
- > With seaviews
- > With WIFI

"The superb situation along the French Riviera of this 8-bedroom villa means guests can bask in the marvellous Mediterranean breeze and view of St Tropez Bay whilst playing football or tennis in their private park or swimming in their pool or dining al fresco on their terrace. Further features include a helipad and enchanting landscaped gardens".

Perfect for larger family gatherings and holidays with friends, this villa boasts 8 en suite bedrooms and numerous entertainment facilities and communal areas for guests to gather and share precious memories during their French Riviera holiday. This wonderful private estate is situated on the road into St Tropez, making it a great position for walking into town. The house sits on one hectare of terrain and boasts wonderful, landscaped gardens with panoramic sea view of the bay over St Tropez. Built in modern Provencal style, this property features elegant décor, with bright interiors and plenty of natural light. You enter via a remote security gate and drive up a tree-lined driveway to the house.

## ACCOMMODATION

### Ground floor:

Spacious hallway.

Large lounge/ dining area with a Baby Grand Piano, fireplace and large doors that open onto the pool side.

Dining area overlooking the garden, football pitch and tennis court.

Spacious, fully equipped kitchen/ breakfast bar which looks (through a large window) over the garden and Bay of St Tropez.

Bedroom 1: Double room, en suite bathroom.

Bedroom 2: Double room, en suite bathroom.

Bedroom 3: Double room, en suite bathroom.

Bedroom 4: Double room, en suite bathroom.

Guest W.C.

### Lower ground floor:

Bedroom 5: Double room , en suite bathroom, door to garden.

Bedroom 6: Double room, en suite bathroom, door to garden.

Games room with pool table.

Large laundry area.

### First floor:

Bedroom 7: Double room , en suite bathroom.

Bedroom 8: Master Suite with dressing area, bathroom with large shower and a double vanity unit, seating area & private terrace with spectacular views over the Bay.

### Grounds:

1 hectare of landscaped gardens comprising mature palm trees, olive trees, lawn areas, flower beds. Ping Pong, Foosball Table, Boules Pitch, Herb Garden, Floodlit Tennis court and a half-size football pitch.

Private, heatable 18m x 6m swimming pool (Roman steps). Helipad. The forecourt has a water feature and parking plus a carport for shade in summer, there is additional parking to hold a further eight cars.

Numerous outdoor dining and lounge areas including a large poolside terrace with dining, BBQ and large comfortable sun beds with luxurious mattresses. There are two additional properties within the grounds that can be rented on request at an additional cost.

## DISTANCES

Nearest Beach: 650 metres.

St Tropez: 1.5 km.

Pampelonne Beach: 6.5 km.

St Tropez Airport: 15 km.

Nice Airport: 103 km.

A8 Motorway: 32 km.