

# Le Domaine Lionine

**Region:** Cote d'Azur

**Sleeps:** 14 **Bedrooms:** 7



## Overview

Le Domaine Lionine is a beautiful 18th-century Italian influence olive farm, that was recently renovated into a wonderful place for holidaymakers to spend their holidays. Offering panoramic views of the surrounding forest, countryside and sea - this property is the ultimate place to relax and unwind. With 7 bedrooms, this home can sleep up to 14 people who will benefit from the private swimming pool, large and beautiful grounds and, of course, the beautiful interior which is full of character and modernity combined. Located only 20 minutes from Nice, and only 10 minutes from the beach - this is a fantastic place for people looking for quiet, whilst being close to all amenities.

## Description

Situated on a hilltop, on the quiet edge of Villeneuve-Loubet, offering a panoramic view on the Saint Veran forest, the distant Alps mountains and the sea, the property is a 18th century Italian-influence villa full of character, completely renovated in 2016/2017.

The villa is surrounded by the verdant Mediterranean nature with a splendid park of about 2ha, and a landscaped garden offering several terraces with century olive trees groves, cypresses, eucalyptus, cork oak, palm trees and oleanders leading up to a woodland. Ideally located in a private and quiet area, within the prestigious medieval castle of Villeneuve-Loubet, just 15min away from Nice airport, 10 min from the sea and within close driving distance to Cannes.

The 13x6.5m swimming pool is surrounded by vegetation and a century olive grove. Secured swimming pool and pool-house, dining table for up to 15 people, sun loungers and fantastic view, furnished terraces are ideal spots to rest and relax.

This patrician villa was once an olive farm and has been converted into a residential villa in the 18th century. Completely renovated over the last two years in high standard (fully renovated bathrooms and kitchen, insulation, double glazing...) with all amenities (reversible air conditioning system integrated in the ceilings and very quiet and internet access broadband WIFI), this authentic villa has nevertheless kept its original appearance and character with its high ceilings, large volumes, French doors, fireplaces, traditional furniture and authentic handcrafted cement tiles and terracotta floors. Can accommodate up to 14 people.

Set over 3 levels and benefiting from a bright South-East facing, the villa consists of a double living-dining room, 7 bedrooms (3 of them can be configured as needed with 2 single beds or one double bed) and 6 ensuite bathrooms and toilets in each bathroom.

On the ground floor:

- The newly refurbished and fully equipped and functional kitchen (2 dishwashers, large American fridge, 5 gas hob, dining area, Nespresso machine, toaster...) opens on a large double living-dining room. Comfortable and bright, the living room has high ceilings, fireplace, 5 large windows and French doors opening onto a lovely balcony offering a view on the park, the woods and the sea in the distance. With its 3.5m dining table, the dining room can sit up to 14 people.
- 4 bedrooms are located along a long corridor leading to a small south facing balcony with view on the vegetable garden terraces.

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- Bedroom 1 is South-East facing, with 2 single beds or one 1.6m king-size bed and has its own old-fashioned bathroom with WC and a cast iron bath tub.
- Bedroom 2, also South-East facing, is a very bright and spacious bedroom with French doors opening onto a small private terrace with view on the park, and a 1.6m king-size four-poster bed, an en-suite bathroom with WC, Italian shower and a stunning view on the garden from the bath tub.
- Bedroom 3 has a double South-West exposure, 2 single beds or one 1.8m super king-size bed, en-suite bathroom with WC and Italian shower.
- Bedroom 4 has French doors opening directly on the North-West terrace, a 1.6m king-size bed and en-suite bathroom with WC, double sink and Italian shower.

Also on the ground floor: separate WC, laundry (washing machine and dryer) and a large entrance and hallway.

On the garden level is a double bedroom, 2 single beds or one 1.8m super king-size bed with direct access to the vegetable garden. En-suite bathroom with WC and Italian shower.

The first floor is ideal for a family who wants to escape from the rest of the group and is seeking privacy. A small corridor leads to two bedrooms. One smaller bedroom with a bunk bed for kids and a second larger bedroom with a 1.6m 4 poster-bed, a South-East double exposure, French doors leading out to a fantastic private rooftop terrace with a view on the sea and the distant Alps mountains. En-suite old fashioned bathroom with standalone cast iron bath tub and WC.

The property is suitable for children and elderly. Pets only on demand

The villa is located 5 minutes from the centre of Villeneuve-Loubet, between Cannes and Nice. Cagnes-sur-Mer, a lovely beach resort but also a town rich with cultural heritage waiting for you in the old quarters is right around the corner. Its pebble beach is 3 km and Villeneuve-Loubet's sandy beach is 5 km from the house. Aside from the large beach, Villeneuve-Loubet has many activities, restaurants, terraces, and a lively town centre. Nice's proximity (10 minutes along the Promenade des Anglais) makes this a fantastic holiday resort. Another advantage is its great location for popular inland destinations, such as the famous artist's village of Saint-Paul-de-Vence or even La Colle-sur-Loup.

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## Layout

7 bedrooms  
Air conditioning  
Wifi internet  
Private parking  
Private swimming pool  
Terraced garden  
Child friendly  
Elderly friendly  
Accepts pets (on demand only)

## More Info

## Features

- Aircon
- Internet
- Easy walk to shops (<15 mins)
- Private pool
- Heating
- Private parking
- Golf nearby
- Watersports nearby
- Family friendly
- Barbecue
- Terrace
- Fireplace
- Spacious garden
- Sea view

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## Location



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## Photos



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