

CVC CAPE VILLA COLLECTION

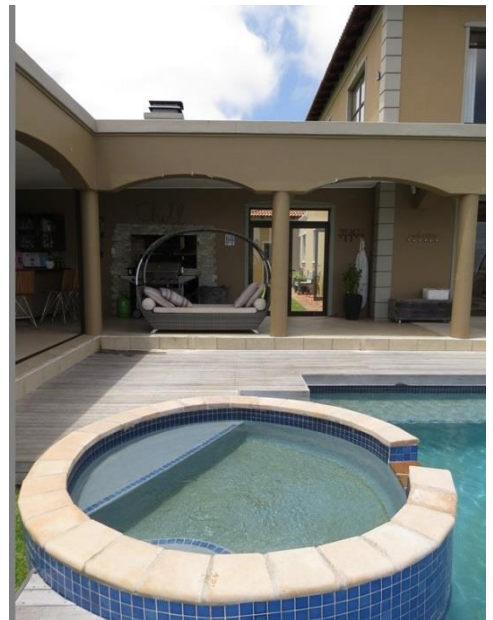
Tuscan Villa – Noordhoek, Cape Town

Sleeps	8-10	Pool	Large solar heated pool
Bedrooms	4	Views	Sea and mountain
Bathrooms	4	Beach	± 3km



Summary

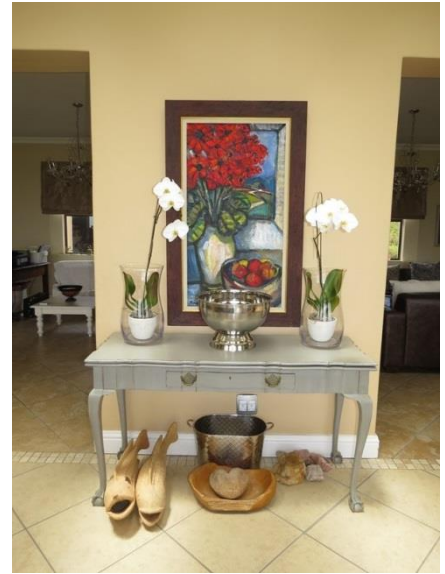
This beautiful Tuscan home stands proudly on elevated expansive grounds with panoramic views overlooking the Noordhoek valley, from Chapman's Peak to Kommetjie. Spectacular sea views and dramatic sunsets are the order of the day. Set in a tranquil environment close to nature.



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Living

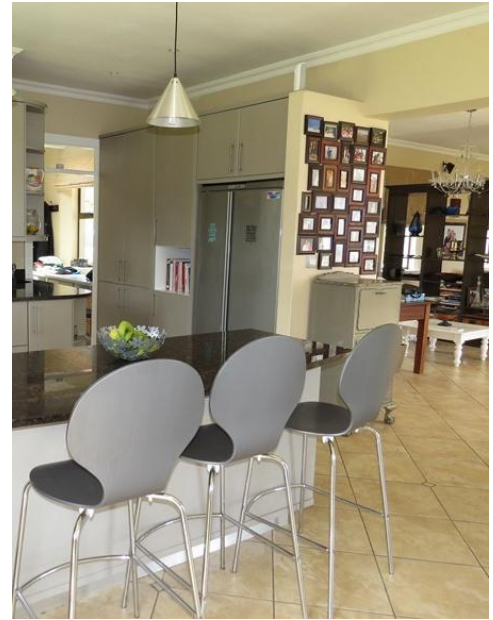
Large, open plan living and dining area with large glass doors that open wide to the exterior and awe-inspiring views. Fire-place for cool evenings, tiled floors, granite kitchen tops, luxury finishes and wonderful attention to detail. Fully equipped with modern appliances including two large flat screen TVs, satellite channels, DVD and video. Separate children's with TV and DVD player.



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Leisure

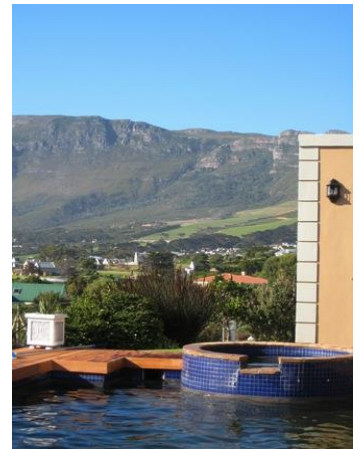
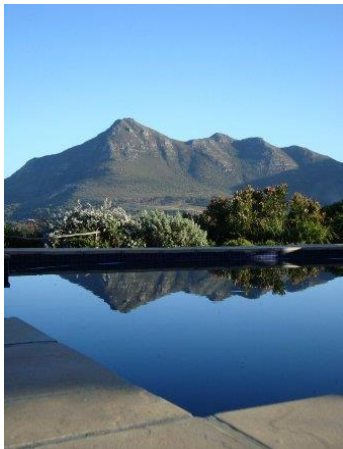
180 degree view of the mountains, the valley, the wetlands, the lakes and the Atlantic Ocean where the sun sets into the sea. Large private solar heated swimming pool, with warm kiddies plunge pool. Outdoor covered entertainment area with comfortable seating and gas/wood barbeque. The indoor - outdoor flow of this luxury villa is ideal - with the lounge, dining, large gourmet kitchen and play room all having direct access to the spacious covered veranda and lawned gardens with pool. Children's playroom has plenty of toys and DVD's and the large grounds are perfect for running around and exploring the outdoors.



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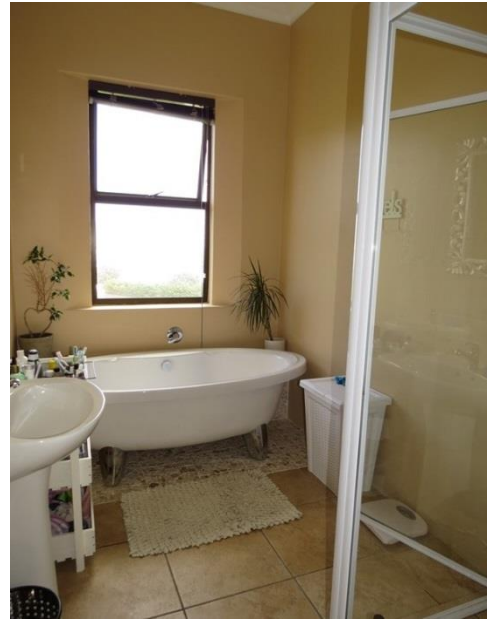
Bedrooms & Bathrooms

Bedroom 1	Spacious en-suite Master bedroom with king sized extra length bed and sweeping sea views, with large walk-in-wardrobe and luxury bathroom
Bedroom 2	Valentine bedroom, romantically decorated with queen bed, spacious with sea views.
Bedroom 3	Spacious bedroom with two single beds, sea-facing.
Bedroom 4	Spacious bedroom queen sized bed. Sea-facing.
Other	Children's play room downstairs can be turned into 5 th bedroom for children (on special request) with own bathroom.
Bathroom 1	En-suite bathroom to master bedroom, with bath, large shower, double basin and top quality fittings
Bathroom 2	Downstairs with shower and basin. Separate toilet.
Bathroom 3	Upstairs family bathroom with shower, bath, and basin. Separate toilet.

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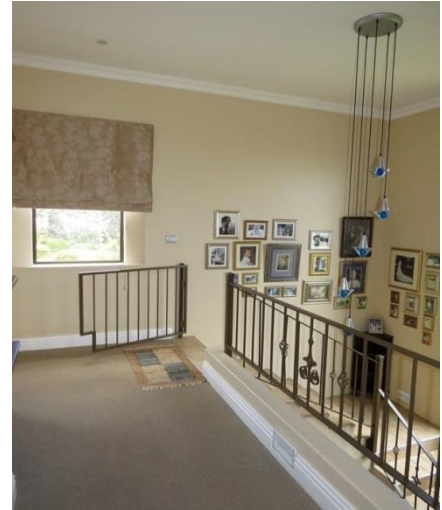


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Features and Facilities

Kitchen/Catering:	<ul style="list-style-type: none"> • Gas hob-electric oven • Fridge-Freezer • Microwave Oven • Kettle • Toaster • Coffee maker • Dishwasher • Separate scullery
Laundry Facilities:	<ul style="list-style-type: none"> • Washing machine only • Ironing board and Iron • Clothes line
Indoor:	<ul style="list-style-type: none"> • Dining seating for 10 guests • Breakfast counter seating 3 • Fireplace • Bed Linen • Towels
Media:	<ul style="list-style-type: none"> • TV with DStv (satellite channels) • Music system (Hi-Fi) • Wi-Fi internet (capped)
Outdoor:	<ul style="list-style-type: none"> • Solar Heated Swimming pool • Outdoor seating • Outdoor dining • Beach Towels • BBQ Facilities (Wood-fire)
Children:	<ul style="list-style-type: none"> • Secure gate on staircase (available by prior arrangement) • Cot • High chair
Safety remarks:	<ul style="list-style-type: none"> • Swimming pool with no pool safety feature
Parking:	<ul style="list-style-type: none"> • Garage Available for 2 cars • Off-street parking behind automated gate
Security:	<ul style="list-style-type: none"> • Fully enclosed property • Alarm • Electric fence • Connected to armed response
Pool	<ul style="list-style-type: none"> • The solar heated pool will increase the likelihood of warmer temperature in summer months via solar panels however it does not guarantee a warm pool in the winter months or cool periods



Servicing

House Keeping:	<ul style="list-style-type: none"> • 2 times per week • excludes weekends and public holidays • additional servicing at additional cost (by prior arrangement) • excludes personal laundry • linen change once per week
Pool Service:	<ul style="list-style-type: none"> • 1 times per week
Garden Service:	<ul style="list-style-type: none"> • 1 times per week

Reservations

Rates & Availability:	<ul style="list-style-type: none"> • are subject to final confirmation
Lease:	<ul style="list-style-type: none"> • a standard rental agreement applies
Booking Deposit:	<ul style="list-style-type: none"> • a 50% deposit is required to confirm a booking
Booking Fee:	<ul style="list-style-type: none"> • applies – on booking confirmation invoice
Breakage Deposit:	<ul style="list-style-type: none"> • applies – due prior to arrival



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Guest Feedback

'Highly recommended!' **James Tolson (UK)**

'Tuscan Villa is a lovely, refined, spacious home with spectacular views of Noordhoek beach and nearby mountains. The home is beautifully furnished, and the garden and pool area are beautiful. The area where the home is located is very quiet and peaceful. It is also in a perfect location for exploring Cape Town, and is a short distance to local shops as well as many good restaurants. Our stay was simply wonderful. We were also pleasantly surprised to discover just how beautiful it was. It was a wonderful surprise to find a piano in the home so that my daughter could practise for her piano exam. Our sincere thanks to Cape Holiday Lets as well as the owners.' **Nicholas Swart (USA)**



GPS Co-ordinates

34° 6'35.81"S

18°23'5.28"E

