## Boulderwood – Valley Road, Hout Bay, Cape Town

Sleeps	10 in main house + 4 in cottage	Pool	Private solar heated
Bedrooms	5 in main house + 2 in cottage	Views	Mountain
Bathrooms	4 + 2	Beach	± 5km



### Summary

This beautiful home in a family security estate has 5 large bedrooms, 4 of which are en-suite and a self-contained 2 bedroom en-suite cottage. Surrounded by mountains, this property has incredible views, and the spacious and tastefully designed home with peaceful garden setting is perfect for relaxation. The house comes with a butler, who looks after the house, cooks and is a gem to have on the property.





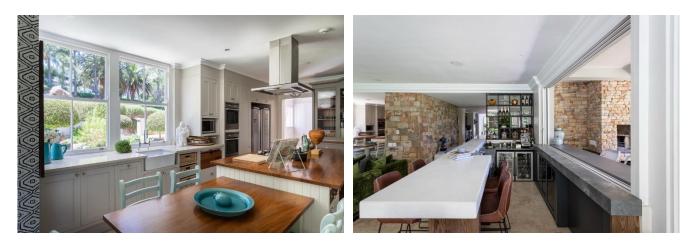
### Living

A double volume entrance hall welcomes you into the expansive living spaces. Tastefully decorated and designed for comfort, the indoor and outdoor areas are an invitation to relax. Two large lounges, a formal dining room, a bar area and a fully equipped kitchen make for luxury living at its best.

### **Main House**







Cottage





### Leisure

The solar heated pool with sun loungers and parasol, beautiful big manicured garden, enclosed patio entertainment areas and the peaceful environment will leave you wanting for nothing whilst on holiday at Boulderwood.











## **Bedrooms & Bathrooms**

Bedroom 1	Master bedroom with King size bed, doors to patio, TV, dressing room, ensuite bathroom. Upstairs.
Bedroom 2	Second master with Queen size bed, doors leading to garden, en-suite bathroom. Downstairs.
Bedroom 3	Double bedroom with shared en-suite bathroom
Bedroom 4	Double bedroom with shared en-suite bathroom
Bedroom 5	Double bedroom with en-suite bathroom
Bedroom 6	In cottage – double bedroom with doors leading to garden, en-suite bathroom.
Bedroom 7	In cottage – double bedroom with doors leading to garden, en-suite bathroom.
Bathroom 1	En-suite to master bedroom with bath, shower, double vanity, toilet.
Bathroom 2	En-suite to bedroom 2 with shower, basin, toilet.
Bathroom 3	En-suite to bedroom 3 and 4 (shared) with bath, shower, basin, toilet.
Bathroom 4	En-suite to bedroom 5 with shower, basin, toilet.
Bathroom 5	En-suite to bedroom 6 with shower, basin, toilet.
Bathroom 6	En-suite to bedroom 7 with bath, basin, toilet.
Other	Guest loo and hand basin.



### **Main House**







### Cottage









	Towels
	• 4 x TV's with DStv (satellite channels)
Media:	DVD and movie channels
Meula.	<ul> <li>Music centre throughout the house</li> </ul>
	<ul> <li>Wi-Fi internet (uncapped)</li> </ul>
	Swimming pool
	Sun loungers
	<ul> <li>Jacuzzi at the cottage</li> </ul>
Outdoor:	Parasol / Umbrella
Outdoor:	Outdoor seating
	Outdoor dining
	Beach Towels
	<ul> <li>BBQ Facilities (Weber / Wood-fire / Gas braai)</li> </ul>
Children:	Playroom
childreff.	Books and Toys
Safety remarks:	<ul> <li>Swimming pool safety net for toddler protection</li> </ul>
Parking:	<ul> <li>Garage Available / Off-street parking behind automated gate</li> </ul>
	Fully enclosed property
	Electric fence
Security:	Alarm
	Beams
	Connected to armed response
	Boulderwood has three residences on the property. The main
	house and cottage are available for rental as described here.
Other	The third residence is not available and the owners live in
	that property. It is entirely separate and in no way impacts
	on the privacy of the rest of the villa.



### Servicing

House Keeping:
----------------

### Reservations

Rates & Availability:	•	are subject to final confirmation
Lease:	•	a standard rental agreement applies
Booking Deposit:	٠	a 50% deposit is required to confirm a booking
Booking Fee:	٠	applies – on booking confirmation invoice
Breakage Deposit:	•	applies – due prior to arrival



**GPS Co-ordinates** -34.0213279 18.3643441

