

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 at Tuscan Villa. Set in a tranquil environment close to nature.



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 room 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 playroom 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	Spacious bedroom with queen sized bed sea-facing
Bedroom 3	Spacious bedroom with queen sized bed, sea-facing
Bedroom 4	Spacious bedroom with queen sized bed, sea-facing
Other	Children's playroom 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	Upstairs family bathroom with shower, bath, and basin. Separate toilet.
Bathroom 3	Downstairs with shower and basin. Separate toilet.



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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
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
Outdoor:	<ul style="list-style-type: none"> • Solar Heated Swimming pool with solar blanket • No swimming pool safety • Outdoor seating • Outdoor dining • Beach Towels • BBQ Facilities (Wood-fire)
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 with Electric fence • Alarm, Connected to armed response
Other	<ul style="list-style-type: none"> • There are horses on the property. They are taken care of by staff. • Solar heating does not guarantee a warm pool in cool weather.

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Servicing

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

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



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Guest Feedback

'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 CVC and the owners.' **Nicholas Swart (USA)**

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



GPS Co-ordinates

34° 6'35.81"S

18°23'5.28"E

