



## Laroque Holiday Villa

Languedoc Roussillon / Pyrenees Orientales / Laroque des Alberes

### About Laroque Holiday Villa

A spacious, light, modern comfortable villa, sleeping up to six in three bedrooms (2 doubles and 1 twin), with heated pool in Laroque des Alberes, France, is in a quiet residential area near the edge of a typically Catalan village and enjoys views of the mountains, the old fort in Laroque and over the plain to the sea.

From the front door there is a small entrance hall leading on the ground floor to a large, bright and light, open plan lounge/diner/kitchen.

The lounge has comfortable sofas and arm chairs, television (French and UK channels by satellite/internet) and DVD player. For winter there is a cosy log burning stove.

The dining area has a dining table with seating for 8 people, and a storage unit containing the crockery and cutlery, and also a selection of books, DVDs, games etc. Patio doors lead to the terraces, garden and pool.

The fully equipped fitted kitchen has oven, microwave, electric hob, fridge-freezer, dishwasher, blender, coffee-maker, kettle and toaster etc and cupboard space. The washing machine, iron & ironing board etc is in a separate room. Between the kitchen and the dining area is a granite breakfast bar, with additional bar-stool seating.

We have recently created a second indoor sitting area which is separate from the main lounge.

The downstairs double bedroom, with king-size double bed (160cmX200cm), has french windows to the garden and a large en suite shower room with enclosed shower cubicle, basin, bidet and WC.

There is also a separate WC downstairs, off the hallway.

Upstairs is a (double aspect) double bedroom with king-size double bed (160cmX200cm) and patio doors to a jasmine-covered balcony with lovely views of the Alberes Hills, Mount Canigou in the Pyrenees and across the plain towards the sea.

The twin bedroom is upstairs and overlooks the pool with views of the old village, the Alberes hills and across the plain to the sea.

The family bathroom is also upstairs and has bath with shower over, basin, bidet and WC.

All the bedrooms have plenty of storage space, with wardrobes, bedside cabinets and chests of drawers. They are all equipped with floor standing oscillating fans and have shutters to keep cool in the summer.

For the winter months, as well as the log burning stove, there are electric radiators throughout the property.

**\*\*This is an air-conditioned villa: the house has been equipped with reversible air-conditioning. Reversible air conditioning allows the house to be cooled in summer and heated in winter.**

#### The Private Swimming Pool

We have a private 'in-ground' heated swimming pool in the garden for guests exclusive use. It is 4mX7m, with depth from 0.9m to 1.5m, and has corner steps down at the shallow end making getting in and out very easy. It is surrounded by a paved terrace for sunbathing on the loungers provided.

The pool uses salt water, so uses less chemicals and is sometimes considered milder to the skin than a chlorine based pool. Pool maintenance is carried out at least once a week (depending on the weather) so guests don't need to worry about it.

The pool has a security cover to comply with the strict French swimming pool laws. Children must always be supervised by a responsible adult when the cover is open, and the cover must be closed when the pool is not in use. Our pool cover is electrically operated which takes the hard work out of opening and closing it, unlike manual covers!

The pool is generally available from Easter until the end of October. (Startup at the beginning of the season is weather dependent, but we expect it to be operational from Easter. The pool will be winterised at the end of October, but weather permitting this may be delayed if requested.)

#### The Garden

From the lounge patio doors lead to the terraces and fully enclosed and private garden planted with fruit trees (lemon, apricot, kumquat, plums, pomegranate, figs, olives etc) , grape vines a palm tree and other typical Mediterranean plants. Guests are welcome to pick and eat any fruit from the garden as it ripens.

Garden furniture is provided - a table and chairs for outdoor dining, and loungers and side tables for relaxing and sunbathing at the pool or on the terraces.

The garden is very sunny, but it is possible to find shady spots. Part of one of the terraces has a roof, so there is a covered and shady area for outdoor eating in the heat of summer.

The garden is enclosed by a medium height wall and a hedge, so is very private. The small entrance gate is lockable (we provide guests with the key).

There is off-street parking for 1 car on the driveway (and plenty of on-street parking in the very quiet road if you have more than one car).

For a family holiday in Laroque des Alberes

For a family holiday two travel cots are available, for babies or young children, and one high chair. Each bedroom is big enough to accommodate a travel cot. All the bedrooms have shutters which act as blackout blinds when fully closed, or can be adjusted to let some light through. A small bed guard/rail which can be attached to a single bed is also available, and there is a (small) child-sized armchair in the lounge. We now have two removable stairgates which can be provided on request for the top and bottom of the stairs - please ask. We are also now able to provide, on request, a bottle steriliser for use in the microwave, electric nightlight, a baby bath, a potty and electrical socket covers.

Villa Rental with WiFi

The villa is now equipped with broadband WiFi. Bring your laptop for easy access to the internet at no extra charge.

Local Representatives

Our friendly and efficient local representatives speak excellent and fluent English (also French, German and Dutch) and are available to make sure that you have an enjoyable and trouble-free holiday.

Restrictions (due to allergies)

Sorry, but smoking is strictly forbidden at this property.

Sorry, but we cannot accept any pets.

## Tariff

Weekly rental prices with Saturday changeovers during the summer months:

10 Jan 2015 - 14 Feb 2015 £560  
14 Feb 2015 - 21 Feb 2015 £600  
21 Feb 2015 - 07 Mar 2015 £560  
07 Mar 2015 - 21 Mar 2015 £560  
21 Mar 2015 - 28 Mar 2015 £620  
28 Mar 2015 - 04 Apr 2015 £680  
04 Apr 2015 - 18 Apr 2015 £700  
18 Apr 2015 - 02 May 2015 £650  
02 May 2015 - 23 May 2015 £700  
23 May 2015 - 30 May 2015 £800  
30 May 2015 - 13 Jun 2015 £900  
13 Jun 2015 - 27 Jun 2015 £1100  
27 Jun 2015 - 04 Jul 2015 £1300  
04 Jul 2015 - 05 Sep 2015 £1600  
05 Sep 2015 - 19 Sep 2015 £1200  
19 Sep 2015 - 26 Sep 2015 £900  
26 Sep 2015 - 03 Oct 2015 £800  
03 Oct 2015 - 24 Oct 2015 £760  
24 Oct 2015 - 31 Oct 2015 £800  
31 Oct 2015 - 12 Dec 2015 £640  
12 Dec 2015 - 19 Dec 2015 £700  
19 Dec 2015 - 02 Jan 2016 £800  
02 Jan 2016 - 09 Jan 2016 £700

SHORT BREAK AUTUMN & WINTER PRICES - 3 or 4 night short breaks now available. 3 November 2014 -- 01 March 2015 (Excluding Christmas and New Year, 20 December 2014 - 4 January 2015) nightly rate £120. Flexible arrival and departure days.

**At a Glance**

Local Taxes Included: No  
Sleeps: 6  
Bedrooms: 3  
Baths: 1  
Showers: 2  
Toilets: 3  
Pool: Private  
Changeover Day: Saturday  
Arrival Time: After 4pm  
Departure Time: Before 10am  
Smoking Allowed: No  
Children Welcome: Yes  
Pets Allowed: No  
Disabled Access: No  
Biker Friendly: Yes  
Child Friendly: Yes

**Facilities****Pool**

Security: Other  
Type: Saline  
Heated: Yes

**Parking**

Parking Outside: Yes

**Kitchen**

Cooker: Yes  
Toaster: Yes  
Kettle: Yes  
Coffee Maker: Yes  
Microwave: Yes  
Dishwasher: Yes  
Fridge: Yes  
Freezer: Yes

**Utilities**

Washing Machine: Yes  
Iron & Board: Yes  
Hair Dryer: Yes

**Outside**

Sun Lounger: Yes  
Patio Furniture: Yes  
BBQ: Yes

**Entertainment**

TV: Yes  
DVD: Yes  
Radio-HiFi: Yes  
WiFi: Yes

**Housekeeping**

Cleaning Service: By Arrangement  
Welcome Pack: By Arrangement  
Bed Linen: For Hire  
Towels: For Hire  
Pool Towels: For Hire

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