



## Genévrier

Midi Pyrenees / Lot / St. Martin Labouval

### About Genévrier

Situated within the Parc Naturel Régional des Causses du Quercy, Genévrier is a traditional Quercy cottage occupying a secluded, south-facing hillside position above the small village of St. Martin Labouval in the Vallée du Lot. Set in eight acres of its own land amid oak trees, juniper bushes and box together with wild orchids and honeysuckle, Genévrier has all the ingredients for a peaceful and relaxing holiday. The Vallée du Lot is further south than some people realise, spring comes early, summers are usually hot and dry and autumns are delightfully warm. It is a land of warmth and sunshine and spectacular beauty, scented with juniper and thyme and alive with butterflies, the perfect place to relax and unwind. Providing exclusivity and independence the cottage, which has recently been lovingly restored, offers simple but very comfortable accommodation for five guests and has been furnished as our home as opposed to a 'holiday house'.

#### Bedrooms

Two delightful pretty double aspect bedrooms (1 double and the other twin beds) with polished wood floors, sloping ceilings and original oak beams. An attractive mezzanine area at the top of the oak staircase provides a further single bed if required.

#### Kitchen / Dining

The kitchen/dining area with its terracotta floor is well equipped and includes fridge/freezer, electric oven, gas hob, a microwave/combination oven and plenty of cupboards. The large old French pine dining table will comfortably seat 8 people.

#### Living Room

The open-plan sitting room has a sofa and easy chairs providing comfortable seating in front of the Jotul woodburning stove - extremely cosy on those out-of-season evenings! It also has a well stocked book case and a quality system to play your music.

#### Utility Room

Approached off the cuisine d'ete, the utility room houses the washing machine/dryer, double sink and a large fridge/freezer. It has large oak worktops and offers plenty of cool storage.

#### Outside

**At a Glance**

Local Taxes Included: No  
Sleeps: 5  
Bedrooms: 3  
Baths: 1  
Showers: 1  
Toilets: 1  
Pool: Private  
Changeover Day: Saturday  
Arrival Time: 1600  
Departure Time: 1000  
Smoking Allowed: No  
Children Welcome: Yes  
Pets Allowed: By Arrangement  
Disabled Access: No  
Fishing Friendly: Yes  
Cycling Friendly: Yes

**Facilities****Pool**

Security: Fenced  
Type: Chlorinated

**Parking**

Car Required: Yes  
Parking Outside: Yes

**Kitchen**

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

**Utilities**

Washing Machine: Yes  
Dryer: 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  
Games Area: Yes

**Housekeeping**

Bed Linen: Yes  
Towels: Yes

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