

« La Bella Vista » – Presentation of the house.



Great guest experiences happen here

La Bella Vista

9,3
out of 10

Guest Review Awards 2016.
Booking.com

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Thank you for your reservation. In the waiting and the pleasure to welcome you at home, here are some details about your rental. You are in a house of a private owner, living in another house adjoining.

Main advantages:

- Beautiful view overlooking the sea
- Set back from the city, green and quiet
- Terrace with flours, barbecue available
- At your arrival, the owner welcomes you personally, answer your questions and needs, gives you useful information about the sites to visit in the area.



Sensitive points:

- Residential area located on a hill, with a somewhat complicated access
- Use of the car highly recommended to go out at night or during the day
- Old country house in rustic style.

Setting, environment and location:

The house is located in Roquebrune Cap-Martin, on the border with the city of Beausoleil, bordering the Principality of Monaco (topographic map below).

Distances by car:

- 15 min from the Principality of Monaco
- 25 min from the shopping center and supermarket Carrefour of Monaco
- 25 min from the town of Menton, 10 min from the old village of Roquebrune and its castle.
- 30min from the city of Nice
- 1 hour from Nice Côte d'Azur airport
- 30 min from Italy

It is located on the heights of the Principality at about 170 meters above sea level, therefore you will benefit from a magnificent view over the bay of Monaco. The old perched village of Roquebrune is at 10 minutes by car located at 225m of altitude. Kindly note the topography of the region is very steep.

The house is located in a wooded area of pines (pinewood). It is therefore suitable for clients looking for calm, green, tranquility away from the hustle and bustle of the city.

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The house is accessible by car via a small and narrow road with some tight corners. It is recommended to arrive in daytime schedules in order to better visualize the access. A covered parking adjacent to the house is available. The distance from the house to the city requires the use of the car to go out in the evening or during the day for shopping.

Monaco can be reached on foot in 25 minutes by the stairs of the "Ténao". The return to the house can be made by the small blue buses "Zest" n ° 12 n ° 13 and n ° 18 in direction of the "Ténao" district of the city of Beausoleil and Menton. The last bus is at 7:30 pm.

The car parking in Monaco are numerous, the first hour is free and then it is necessary to count 2.20 € per hour or about 15 € for 6 hours.

The beaches of Monaco can be reached by car in 15 minutes or by foot in 30 minutes. These are pebble beaches. Many of them are private with mattress rental for about 25 € per day.

The climate is a warm Mediterranean climate and its endless days of summer sun. It is one of the sunniest regions in France with 315 days of sun during the year. The temperatures vary between 5-15 Celsius degrees in winter up to 25-30°C in summer, therefore some mosquitoes can be around during summer. Spring and autumn are generally mild with temperatures between 15°C and 20°C.

The Côte d'Azur is a quite dynamic region, a few buildings are being built. Sometimes, work site sounds can be heard during the day.

There is a supermarket "Casino" in Roquebrune district of Saint Roman. However, it is recommended to buy your food for the duration of your stay at the shopping center of Carrefour of Monaco.



Hello! My name is Sonia Barka, I am the owner of the House. I will personally welcome you upon your arrival.

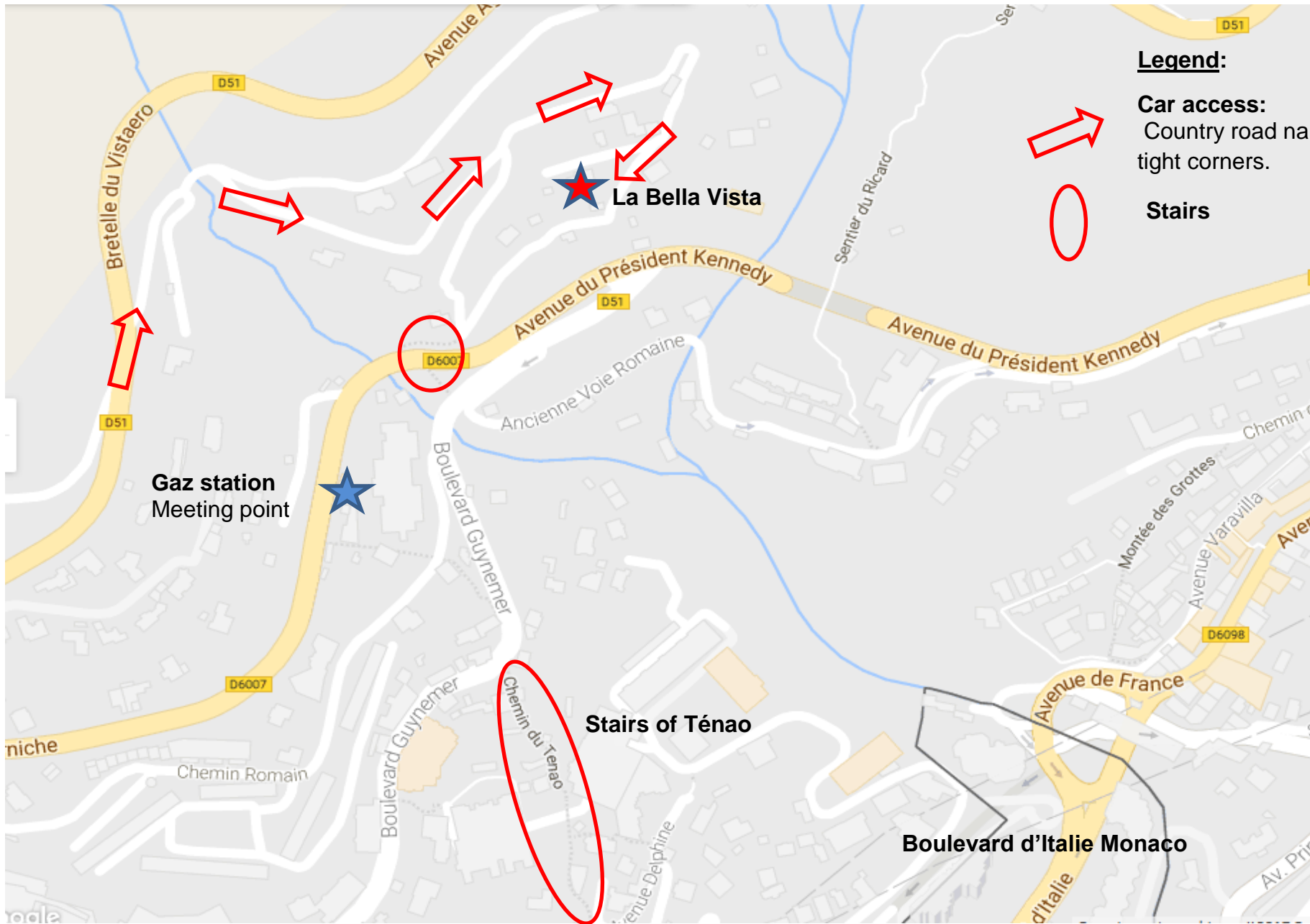
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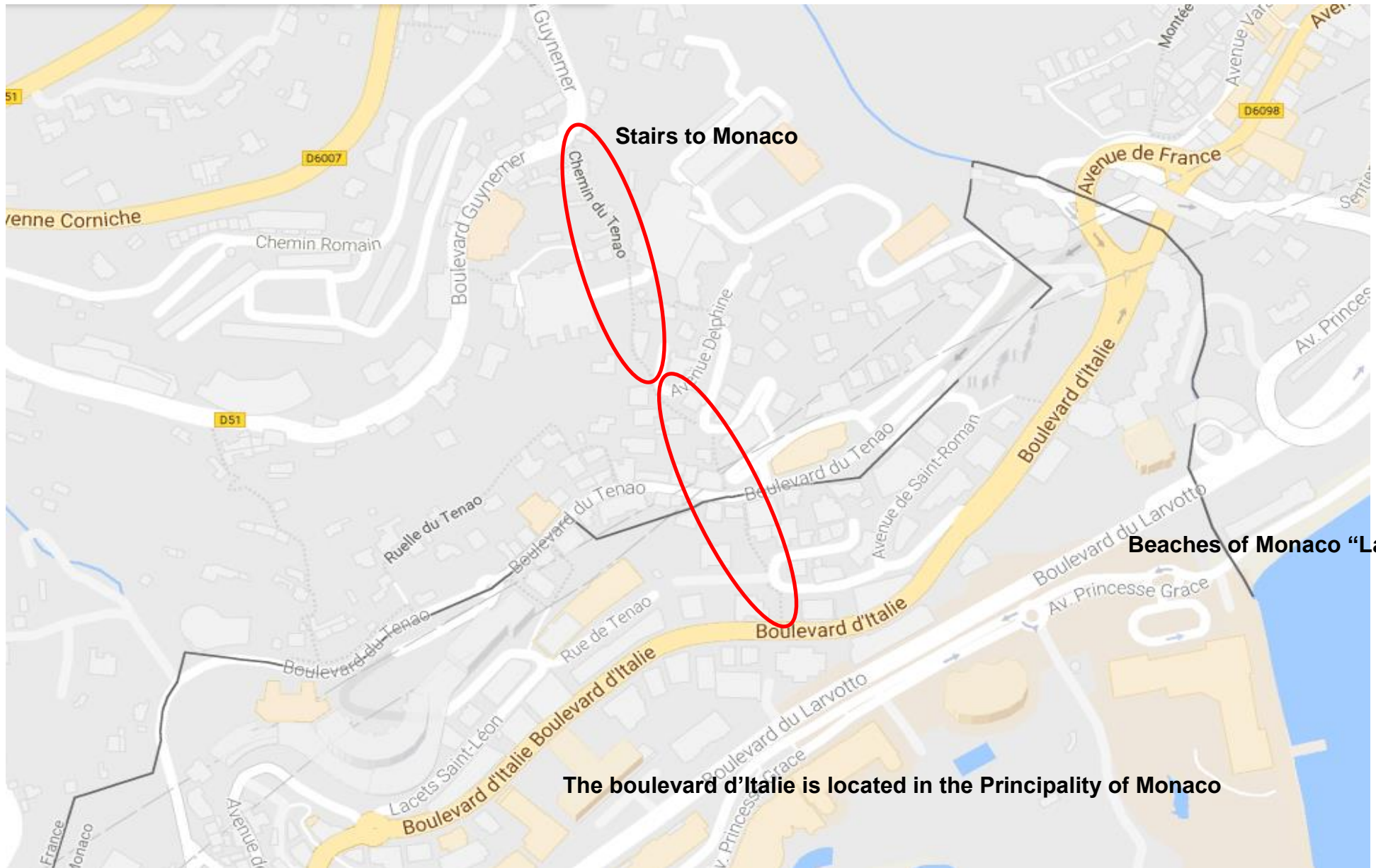
 **La Bella Vista**

The house is at 175 meters above the sea level on a hill.

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The boulevard d'Italie is located in the Principality of Monaco

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Access to the pinewood from the road « Bretelle du Vistaero »



There is a black entrance gate to get in the residential area.

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Entrance gate of the residential area.



Panoramic view from the entrance gate of the residential area.



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After the gate, the country road goes down steeply.



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View from the country road going down.



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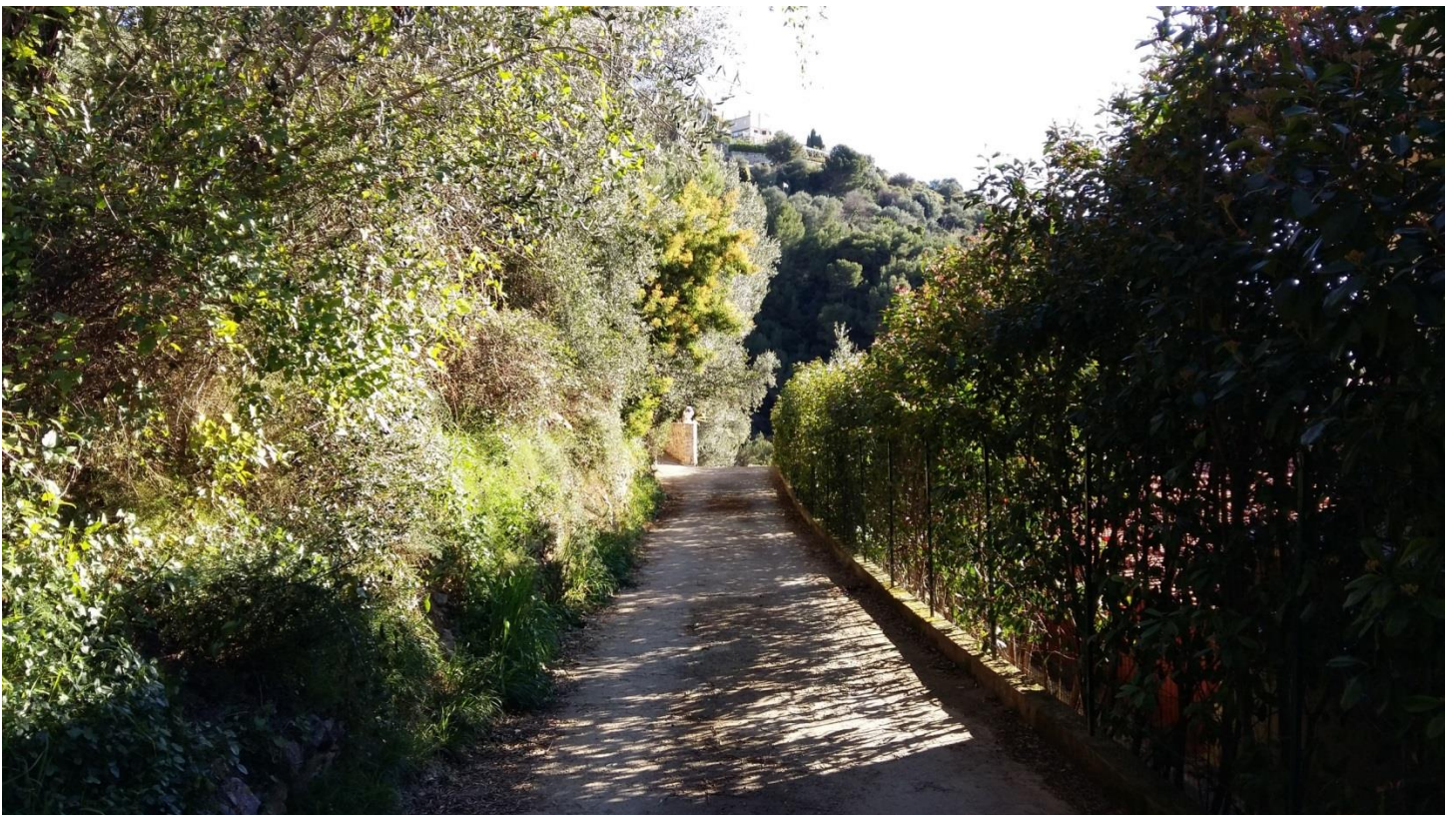
The country road is slightly narrow.



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Green, quiet and far from the hustle and bustle of the city.



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Tight corner.



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Turnover area for the car park.



Finally arrived !



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Your accommodation is on the ground floor of the house with flowered terrace.



Welcome to the house !

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Description of your accommodation:

The house is a small country house in a rustic style. It was built back to the 1850s. The thick walls in stone are all its charm. Half of its construction is under renovation.

The house is made of one floor and a garden level where your accommodation is. Cats belonging to the owner of the house live outside

Ground floor :

- Bedroom : 15m2 with TV, WIFI, reversible heat and air conditioning
- Kitchen : 20m2, 2 coffee machines with capsules, micro-wave, electrical oven, fridge, gaz cooker
- Bathroom : 4m2 with Italian shower
- Véranda 5m2
- Terrace 16m2.

First floor with independent entrance (from March 2017)

Rented separately or together with downstairs:

- Bedroom 12m2 including bathroom with shower
- Living room 12m2 with sofa and TV.
- Terrace 5m2

Included in the rental:

- Linen provided: bed linen, bath towels, kitchen towels.
- Bathroom utensils: shower gel, shampoo, toilet paper.
- Cooking tools: plates, glasses, cutlery, saucepans.

Arrival and departure:

Please let the owner know your arrival time. If the owner is not available during the day, she will welcome you between 19:00 and 20:00.

Departure time : 10h30 -11h00.

You must show a valid ID upon check-in.

The remaining 50% of the total amount of your reservation will be requested in cash as well as a deposit of 300 € in cash to be returned upon your departure if no damages to the house has been observed.

Cancelling conditions:

The deposit of 50% of the total amount of your reservation will be refunded if your cancellation is made 3 weeks before the reservation date.

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Terrace 16m2 with flowers and barbecue.



Veranda 5m2.

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Bedroom 15m2 with reversible heat and AC, TV and WIFI.



View from the bed onto the kitchen.

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Comfortable King size bed.



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Kitchen rustic style.

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Veranda 5m2 .



END of the PRESENTATION

