

# RZ-ACC-LUX-P25846



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## Property Description

This villa can only be described as a spectacular slice of Mediterranean heaven located at the foot of Lion's Head with magnificent views over Bantry Bay. This beautiful home is spread over three levels and surrounded by award-winning landscaped gardens, a swimming pool, a Koi pond and a French-inspired herb garden. This gracious home rests at the end of a quiet cul-de-sac and boasts breathtaking 360 panoramic views. The entrance level of the house features the living and entertaining spaces, a sunny atrium and beautiful expansive deck overlooking the garden. A large, fully equipped kitchen with modern amenities, including a gas and electric stove and hob, microwave/oven combination, and double fridge/freezer is ideal for entertaining. A lovely breakfast bar seats three in the centre of the kitchen and a scullery sits just off the kitchen washing machine, tumble dryer and dishwasher. Beautifully furnished in rich cream tones, the living spaces of the house are spacious and light and enjoy air-conditioning throughout. The dining room boasts an elegant 12-seater dining table and is separated from the lounge by a central wood-burning fireplace. The sunken lounge features large comfy couches, thick drapes, imported carpets and a flat screen television and opens on to the expensive pool deck with outdoor dining for six and lovely garden views. A sunny glass-enclosed atrium sits just off the dining room with plush chairs and a wood-burning fireplace for curling up in front of on cooler winter days and a cosy office with a large desk can be found on the opposite side of the dining room. The house features five bedrooms, three of which are on the second level and two on the upper level of the house. The upper level houses the master bedroom and second bedroom, both of which open onto a private terrace with spectacular garden and ocean views. The master bedroom is impressive and beautifully decorated in tones of cream and white with an oriental touch. The room boasts an informal lounge and private library, a double walk-through closet, a spacious en-suite bathroom with double shower, luxurious oval soaking tub, dual vanities, and a bidet and a king-sized bed, with air-conditioning and underfloor heating throughout. The second bedroom has a queen-size bed and en-suite bathroom with shower and bath and also enjoys air-conditioning and underfloor heating. The second level of the house features the remaining bedrooms, as well as a small kitchenette, informal library/sitting room and private gym. Two of the bedrooms feature twin-to-king converted beds and share a bathroom with a shower while the third bedroom on this level has a

queen-sized bed and en-suite bathroom with shower. The bedrooms open onto a shady deck with patio chairs and table and the private gym features modern equipment to stay fit while on holiday. The pièce de résistance of the property can be found on the lowest level of the house in the form of a beautiful French kitchen and herb garden. Taking up the entire lowest level of the property is a typical Provençal-style kitchen, complete with roughly-hewn stone floors, an Aga oven, cutlery and crockery and all the facilities needed for French country-style cooking and entertaining. The kitchen is separated from a lush herb garden by a glass wall of sliding doors, which can be folded back to connect the kitchen with the shady stone terrace for alfresco dining overlooking the herb garden and tranquil fish pond. This magnificent property is fully secure with an alarm and CCTV security system. It boasts a double and single garage and plenty of secure off-street parking and has some of the best panoramic views in Cape Town, sweeping from Camps Bay and Clifton around to Robben Island and Table Bay.

## Property Details

- Bedrooms 5
- Bathrooms 4
- Property Size m2
- Erf Size m2
- Levels 3

## Rooms

Bedroom 1 – Master - King Bedroom 2, 3, 4 and 5 – Queen

Bathroom 1 – Master - En-suite bath, shower, bidet Bathroom 2 –En-suite with bath, shower Bathroom 3 –En-suite with shower Bathroom 4 – Shared bathroom with shower Guest Toilet

## Kitchen

Open plan kitchen with breakfast bar / Microwave Gas oven / Electric oven / Hob / Fridge/Freezer Washing machine / Tumble dryer / Dishwasher

## Living and Dining Area

Open plan lounge / Sun Room / Office HD satellite television / DSTV / Fireplace Dining table with seating for 12

## Outdoor

Main terrace with outdoor dining x 6 Terraces x 3 / Swimming pool / Fish Pond Deck lounge / Outdoor couches and chairs French kitchen / Herb Garden / Landscaped garden

## What's Included

Daily Servicing: Monday – Saturday except Public Holidays Concierge Service All taxes All Linen and Towels Full DSTV Wifi access

## Beware Of

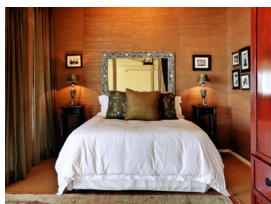
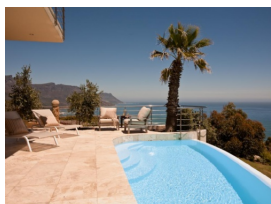
There is construction taking place at a few properties along Arcadia Road where this villa is located. There is occasionally limited access to the road however residents are always notified. Please note discounted rates do apply. This property has a resident housekeeper.

## Others

Off-street parking Fully alarmed with CCTV security Award-winning landscaped gardens Quiet neighbourhood Internet access

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## Photo Gallery





Travel Agent Stamp