



# Les Terrasses des Sielves

Les Sielves 07140 CHAMBONAS

Registration number: 07050 000002 R5

## DESCRIPTIVE SHEET



**Capacity : 11/12 people – 5 air-conditioned bedrooms – 5 bathrooms – Living area : 180 m<sup>2</sup>**



Beautifully renovated traditional 17th century building. 5 bedrooms, 5 bathrooms, Wi-Fi and a magnificent swimming pool. Welcome to Southern Ardèche!

We will be happy to welcome you in our residence "Les Terrasses des Sielves" in the calm of a small protected hamlet in the commune of Chambonas, 5 min drive from the shops.

This large sandstone building was opened in 2019 after 4 years of total renovation, respecting the traditional techniques (chestnut wood frame, slate roof, ...); it has been classified as "Meublés de tourisme 4\*\*\*\*" and "4 épis Gîtes de France". We wanted it to offer our guests an exceptional level of comfort and equipment (mobile networks, Wi-Fi, UHD TV, Blu-ray player, plancha, barbecue, wood stove, efficient central heating, air conditioned rooms ...). We can thus receive our guests throughout the year.

The various residential buildings are structured around a large interior terrace on two levels and offer multiple living spaces to meet or, on the contrary, to isolate oneself according to the mood of the moment. Each of the 5 bedrooms has a shower room and a private toilet. They can comfortably accommodate 12 people. For the greatest comfort of our guests, sheets and towels are provided free of charge as well as "foutas" for the swimming pool.

The magnificent swimming pool area (salt treatment for better swimming comfort) is exclusively reserved for our guests. The panoramic view over the valley contributes to extraordinary days of relaxation around the large flat-bottomed pool with submerged beach, the bowling pitch or leaning against the bar under the pergola.

Ideally situated in the heart of the southern Ardèche and its many rivers, you can enjoy, in the immediate vicinity, its exceptional sites (Gorges de l'Ardèche, Pont d'Arc, Grotte Chauvet, Aven d'Ornac ...), its sporting activities (canoeing down the gorges, mountain biking, hiking, horseback riding ...), its villages of character (Balazuc, Labeaume, Naves, Banne ...) and its farmers' and artists' markets.

### Location :

**Longitude 4.11898259**

**Latitude 44.42933446**

From Les Vans, take the direction of Chambonas, cross the Chassezac bridge and turn left. Drive up this road for 2.5km. Arrived at the place called Les Sielves, take on the right and enter the hamlet, make 50m, alley which goes down on the right.



### Owner

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### Spoken languages



### Deposit

Deposit to be paid on arrival : 1000 €

### Opening period

All the year round

### Leisure activities nearby

- Swimming : 5.0 km
- Fishing : 5.0 km
- Swimming pool: on site
- Tennis : 4.0 km
- Horseback riding : 5.0 km
- Hiking: on site
- Canoeing : 5.0 km
- Climbing : 12.0 km
- Medical Services : 4.0 km
- Bus station : 4.0 km
- Shops : 4.0 km

### Additional information :

- ) **Reception:** personalized, by the owner
- ) **Linen and Sheets:** Sheets, towels, kitchen towels and pool towels are provided; the beds are prepared for your arrival.
- ) **Baby equipment:** on request, equipment for 1 baby will be provided free of charge (bed + bedding, high chair, bath, changing mat, bottle warmer).
- ) **Heated swimming pool:** Open from the beginning of April to the end of September. Constant vigilance and active supervision is essential for all persons likely to access it, especially young children (see swimming pool usage charter).
- ) **Internet:** You have free wired and Wi-Fi internet connection in all the buildings of the cottage. Its use must comply with the regulations in force (see Wi-Fi usage charter).
- ) **Cleaning:** The mandatory end-of-stay cleaning fee is set at 170€. It does not include the cleaning of the barbecue and the plancha, which must be returned clean. The cottage must be left tidy, dishes tidy, garbage cans emptied. Intermediate cleaning services can be provided on request (cost 30€/hour).

## Détail des pièces

### Main Lounge / Dining room 41 m<sup>2</sup> - Ground floor

Large living room with cathedral style living room, panoramic sofa, armchairs and coffee table, UHD flat screen TV, Blu-ray player and wood stove. Large indoor dining room, solid wood table. From this room you have direct access to the terrace and the courtyard.



### Lounge n°2 20 m<sup>2</sup> - Ground floor

2nd living room with large sofa, UHD flat screen TV, Blu-ray player, Bluetooth sound bar. DVD/BD, board games, books, guides.



### Kitchen 11 m<sup>2</sup> - Ground floor

Granite worktop, multifunction oven, 2nd combined oven/microwave, 4-burner induction hob, 15-place dishwasher, large volume fridge/freezer, extractor hood, filter coffee maker and capsule coffee maker, robots, raclette set, fondue...



### Room 1 "La Chaumière" - Private bathroom 22 m<sup>2</sup> - Ground floor

Bed : 1 bed 160 - Air conditioned room

Ground floor bedroom with large private shower room/WC (5m<sup>2</sup>). 1 double Queen Size bed - Baby bed on request. Independent access to this room from the inner courtyard. Network socket, Wi-Fi, USB recharge sockets on the bedside tables.



### Room 2 "Pont d'Arc" - Private bathroom 16 m<sup>2</sup> - 1st Floor

Beds : 2 x 2 bunk beds - Air conditioned room

Bedroom with private shower room and separate WC. 2 x 2 bunk beds for children or adults. Mains socket, Wi-Fi, USB recharge sockets on the bedside tables.



### Room 3 "Orgnac" - Private bathroom 15 m<sup>2</sup> - 1st Floor

Bed : 1 bed 160 - Air conditioned room

Room with private bathroom/WC. 1 Queen Size double bed. Network socket, Wi-Fi, USB recharge sockets on the bedside tables.



### Room 4 "Chauvet" - Private bathroom 17 m<sup>2</sup> - 1st Floor

Beds: 2 beds 90 - Air conditioned room

Bedroom with private shower room and separate WC. 2 beds 90 side by side, network socket, Wi-Fi, USB recharge sockets on the bedside tables.



### Room 5 "La Clède" - Private bathroom 11 m<sup>2</sup> - 1st Floor

Bed : 1 bed 140 - Air conditioned room

Independent room accessible from the inner courtyard by a stone staircase. Small private terrace. Private shower room/WC. 1 double bed. Mains socket, Wi-Fi, USB recharge sockets on the bedside tables.



### Toilet - Ground floor

Separate toilet on the ground floor. Safe

### Game room 15 m<sup>2</sup> - Vaulted cellar

Vaulted cellar with foosball table. Provision of boules (x4) and Mõlkky (Finnish bowling) for the pool area.



### Covered Terrace 40 m<sup>2</sup>

Large covered terrace open towards the courtyard. Double mosaic table (12 people) and wrought iron chairs. Plancha and Barbecue to satisfy everyone.

