



SECRET



PRIVATE VILLA RESORT

INTERIOR FINISHING



# SUMMARY

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Kitchen, Living and Dining room	12 - 13
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- |                 |            |                |                                   |
|-----------------|------------|----------------|-----------------------------------|
| ① Entrance      | ④ Bedroom  | ⑦ Sauna        | ⑩ Kitchen, Living and Dining room |
| ② Study         | ⑤ Bathroom | ⑧ Storage room | ⑪ Reading corner                  |
| ③ Dressing room | ⑥ Pool     | ⑨ Terrace      | ⑫ Technical room                  |



Net Area	(m <sup>2</sup> )
Bedroom	19.45
Dressing room	3.81
Bathroom	10.64
WC	1.78
Sauna	3.16
Storage room	1.92
Kitchen, Living and Dining room	29.85
Reading corner	2.83
Technical room	0.75

<b>Total net area</b> (excluding pool and terrace)	74.19
<b>Total built area</b>	115.60

#### Outdoor areas\*

Pool	9.35
Terrace	20.64

\* Optional sliding roof





## BEDROOM

Floor



12 mm Axminster fitted carpets

Ceiling



Suspended false ceiling with built-in adjustable lighting

Wall



Wallpaper



Spacious super king size bed (2m x 2m)  
Padded headboard surmounted by an illuminated wood covering



TV 50' / Motorized TV cabinet



Armchair in beige fabric, with a contemporary floor lamp



Bedside table in wood and mother-of-pearl finishing



Pendant lighting with gold finishing

Other elements : 30 cm thick mattress / Automated curtain rod / Shadow curtain / Motorized blinds / Aluminium sliding door / Built-in 24 000 BTU reversible air conditioning / Decorative objects



# DRESSING ROOM AND STUDY

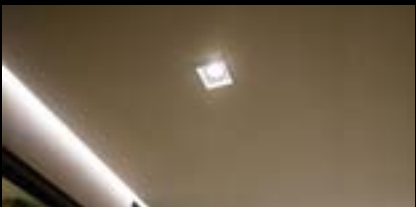


Floor



12 mm Axminster fitted carpets

Ceiling



Suspended false ceiling with built-in adjustable lighting

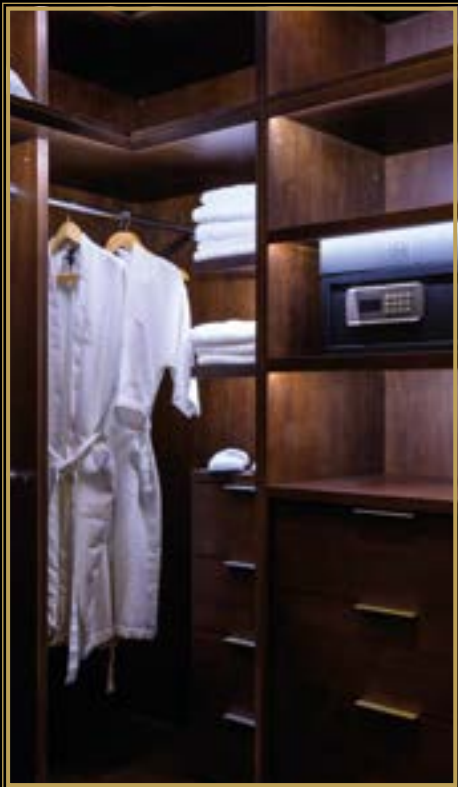
Accessories



Automatic lighting connected to a movement detector



Study desk with glass finishing / Illuminated shelves / Fabric and solid wood chair



Dressing room with illuminated shelves



Bronze-plated metal door handle



A set of 14 towels

Other elements : Motorized roll-up shutter / Decorative objects / Mirror with tactile lighting / Safe / 2 dressing gowns and 2 pairs of slippers



# BATHROOM



Floor



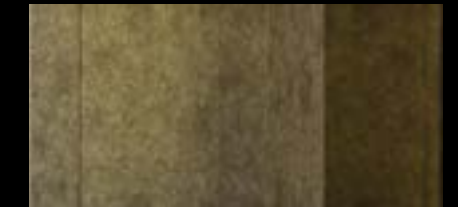
Beige ceramic

Ceiling



Suspended false ceiling with built-in adjustable lighting

Wall



Wallpaper



Italian shower with embedded taps and built-in therapeutic lighting



Jacuzzi for two persons  
Configuration through a tactile screen  
Colour variation system



Furniture with twin ceramic basins  
Pendant lamps / Bronze mirrors with built-in LED lighting and chrome taps



Pendant lamps / Bronze mirrors with built-in LED lighting

Other elements : Blinds / Suspended WC / 2 towel rails / 2 bathrobe hooks/ Glass shower cubicle



# KITCHEN, LIVING AND DINING ROOM

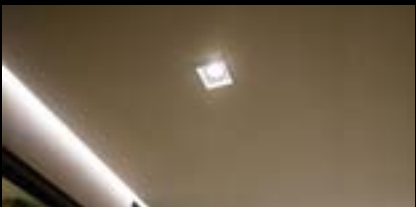


Floor



Dark ceramic

Ceiling



Suspended false ceiling with built-in adjustable lighting

Wall



Wallpaper and paint



Kitchen cabinet in black satin wood finishing / Black granite work surface / Wine cellar / Delivery hatch



Smoked glass dining table / 4 chairs



Finely finished black metal chandelier



Sofa in water-repellent fabric with 6 pillows / Decorative lamp / Mirror

Other items: Microwave oven / Oven / Induction plate / Cooker hood / Refrigerator / Sink / Mixer tap / Glass partition / Coffee table / Decorative objects





# OUTDOOR AREAS

Floor



Solid wood decking

Steps



White pool steps with integrated LED lighting

Swimming pool wall



Wall casing in stone finishing



Heated swimming pool with slate tiles  
LED lighting system with colour variator  
Filtration system with automatic PH regulator



Sauna with glass doors  
LED lighting with colour variator



Reading corner  
A reading nook with a wooden ledge & cushions

Other items : Palm tree / 2 Sunbeds and a table / Wall lamp



# HOME AUTOMATION

## A SMART VILLA

The villa is equipped with an Apple Touch pad which allows you to create personalised ambiance for your optimum comfort and well-being. The home automation system include:

### AUTOMATED LIGHT SYSTEM

- Modular spotlights for personalised ambiance;
- A heated pool with automated lighting system;
- A shower with LED spotlights and colour variation system

### SOUND SYSTEM

- A top of the range sound system delivering a unforgettable auditory experience in the bedroom, bathroom, living room, outdoor areas and inside the sauna.

### ACCESSORIES

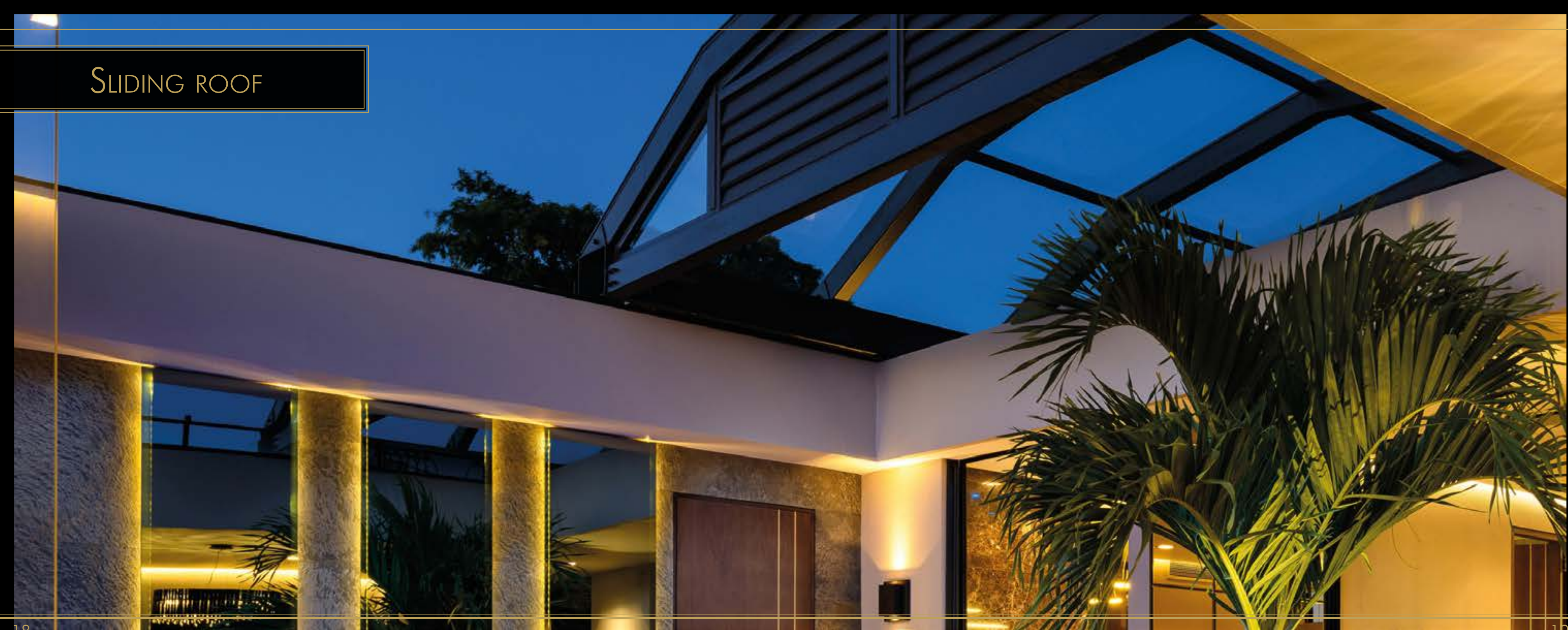
- Remote controlled air conditioning system;
- Remote activated sauna;
- The sliding roof is operated remotely. It is also equipped with a rain sensor which is activated during rainy conditions. A revolutionary solution to enjoy the outdoor areas all year-round.

### A MODERN AND REACTIVE CONCIERGE SERVICE

Catering with a delivery service, outdoor activities, billing and other services can be done via the use of your personalised tablet.

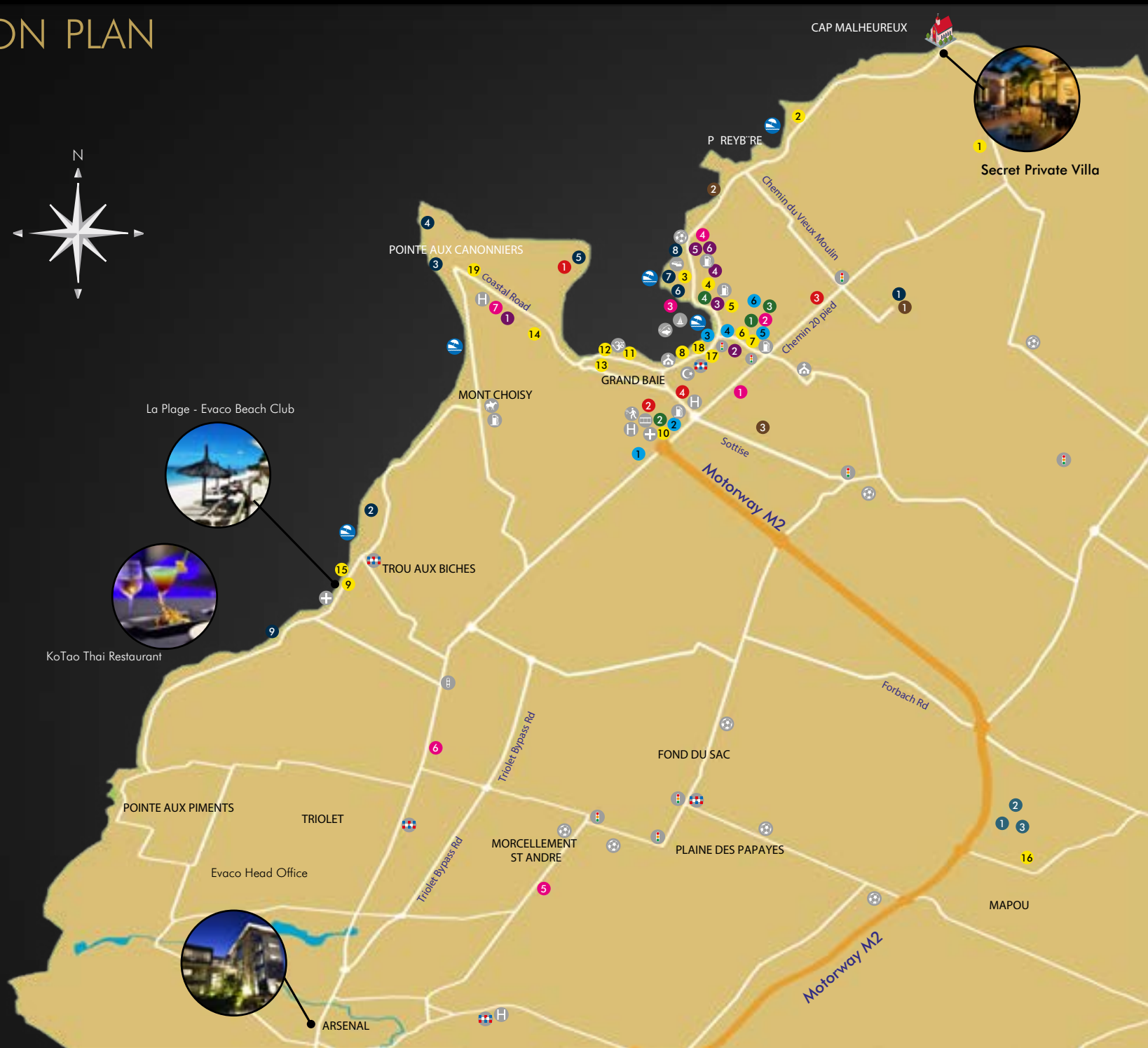


## SLIDING ROOF





# LOCATION PLAN



Yacht Club

Heli-Pad

Cinema

Mosque

Pharmacy

Church

Filling Station

Horse Riding Centre

Traffic Lights

Temple

Fishing Centre

Hospital

Police Station

Tennis Club

Football Pitch

Public Beach

1. Mont Choisy Mall  
2. La Croisette  
3. Sunset Boulevard  
4. Grand Bay Plaza  
5. Super U Supermarket  
6. Grand Baie market

1. Le Domaine des Alizées Club & Spa  
2. Trou aux Biches Hotel  
3. Club Med  
4. Le Canonnier Hotel  
5. 20 Degrés Sud  
6. Le Mauricia Hotel  
7. Veranda Grand Baie Hotel  
8. Royal Palm Hotel  
9. Sakoa Hotel

1. SPA 5 SENS  
2. Square Beauté  
3. Foraha Spa

1. Amigo  
2. LandShark Bar & Grill  
3. Luigi's Italian Pizzeria & Pasta Bar  
4. La Pagode  
5. Cocoloko  
6. Happy Rajah  
7. Hong Kong Palace  
8. Beach House  
9. Ko Tao Thai Restaurant  
10. Ocean Basket  
11. Coolen  
12. Le Capitaine  
13. Mama mia  
14. La Cigale  
15. La Plage Beach Club  
16. La Table du Château  
17. Sauterelle Restaurant  
18. Sunset Café & Trattoria  
19. Roots

1. Pain et Moulin Bakery  
2. Super U  
3. Fish market  
4. Store 2000 Supermarket  
5. Lolo Hypermarket  
6. Winners Supermarket  
7. Le Fournil

1. Grand Baie Gym & Spa  
2. Ennoia Sports & Fitness Club  
3. Pilates Harmony Studio  
4. Shape Sport Club

1. MCB Super U  
2. MCB La Croisette  
3. HSBC  
4. SBM

1. LET  
2. B52  
3. Banana Beach Club  
4. Bar & Vous  
5. Insomnia  
6. OMG

1. Ecole du Nord  
2. International Preparatory School  
3. Northfields International School

# LAYOUT OF VILLAS







MASTER PLAN





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