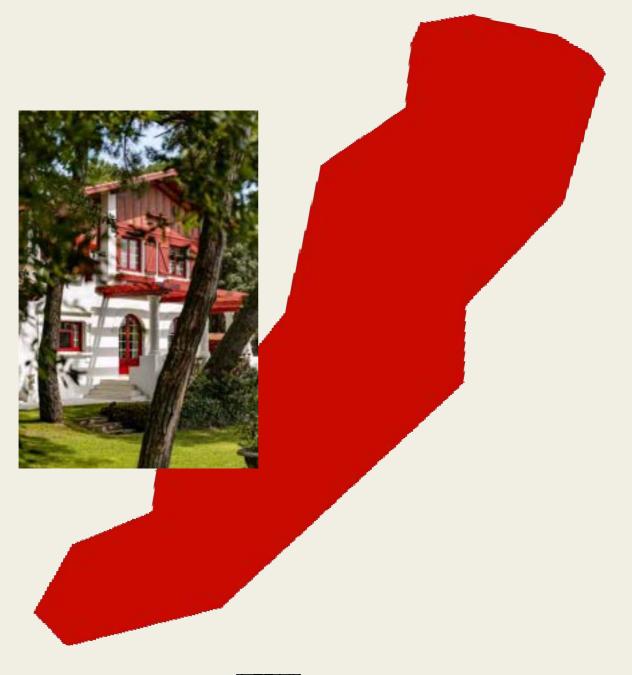
LES BORDS iconic house DULAC







iconic house





LES BORDS DU LAC

The Ultimate Ocean House in Hossegor



LES BORDS DU LAC

The Ultimate Ocean House in Hossegor



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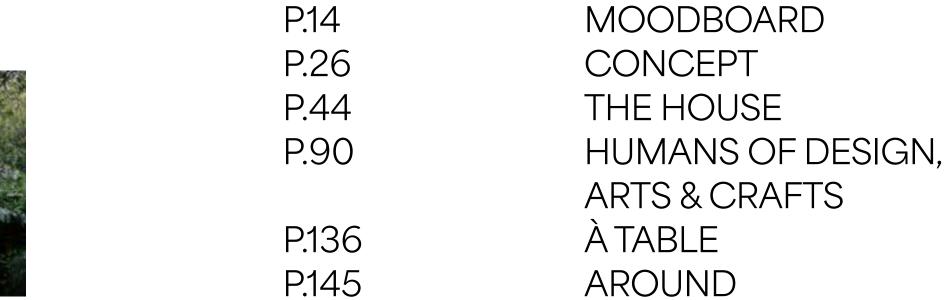
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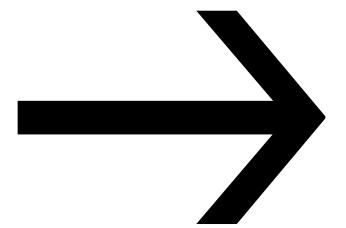


MANIFESTO

P.8

manifesto

make yourself at home Thibaud et Robin





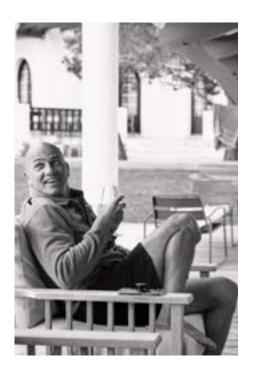




MAKE yourself

(Les Bords du Lac)

(conviviality)



Here at Iconic House, we've created what we've long searched for: a collection of stunning and exclusive properties, combining an intimate feel and high-end services, worthy of the finest hotels. Founded by two brothers with an eye for beauty and a shared love of hospitality, Iconic House is a family affair.

Our collection embodies our unique vision of luxury hospitality: relaxed and authentic, more welcoming, more subtle, more personal. We're always expanding our collection, adding one-of-a-kind properties in places which really mean something to us. Our homes are all unique and tell their own story, inspired by the local area.

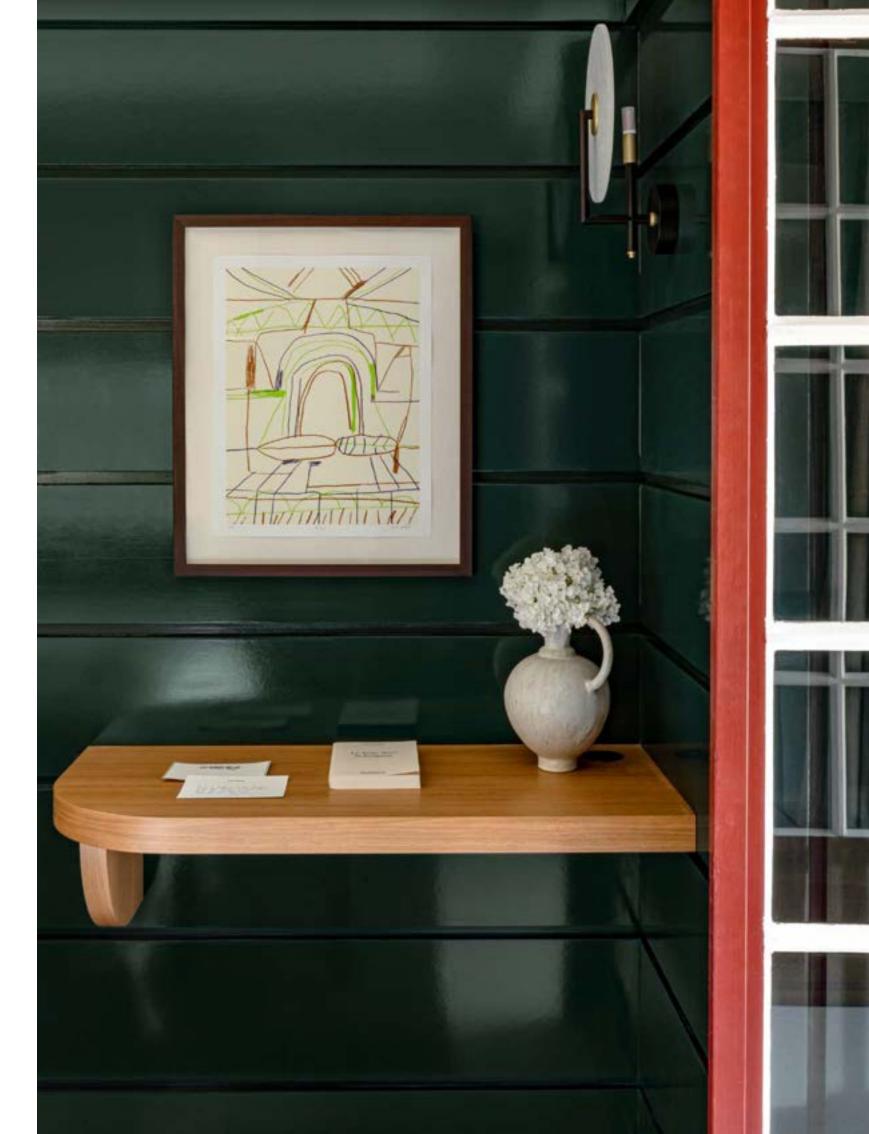
We envisioned this house as an idyllic Surf House. Naturally, we respected the heritage of this building, designed by a renowned architect in the 1930s. Its protected white and red façade has remained intact.

The interior design, created alongside interior architect Dorothée Delaye, embraces bold choices in both colors and materials.

And what a dream it was to welcome the one who perhaps embodies this spirit best: Kelly Slater, the iconic American surfer.

Each one is the result of months of work in which we are closely involved: from deciding on architectural renovations to choosing lighting, artwork, fittings and fixtures. We've put our heart and soul into these properties and we're thrilled to give you the keys today. We're counting on you to uphold Iconic House's founding values of authenticity, conviviality and respect.



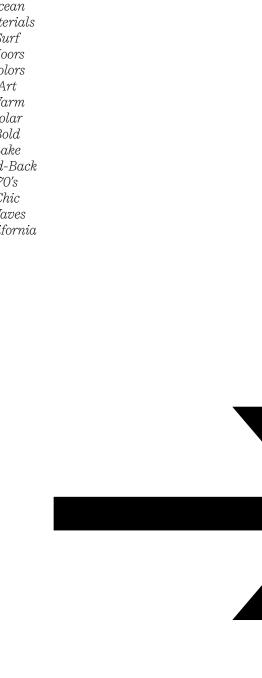


15

moodboard

OceanMaterialsSurf Moors Colors ArtWarmSolar BoldLakeLaid-Back 70's ChicWaves

California





(ideation)





VISION

effort

(execution)

CREATION

heart

uthenticity)

.-

irons de Cap-Breton-sur-Mer (Côte d'Argent)
Hossegor-Soorts - Le Lac







3 au S Aout Galerie Biarritz 1989

PERSONAL PROPERTY OF A SECOND PROPERTY OF THE PROPERTY OF THE PERSON OF









concept

Landes: paradise found Hossegor, surfing capital A basque-landes region heritage The Ocean House

"THOSE WHO VENTURE INTO IT WILL BE REWARDED WITH ITS BEAUTY. NATURE IS INSEPARABLE FROM THE WAY OF LIFE HERE IN THE LANDES. ITS PEOPLE EMBODY THIS DEEP CONNECTION AND TAKE GREAT PRIDE IN THEIR LAND. VILLAGES REMAIN STEEPED IN TRADITION."

LANDES: PARADISE FOUND



The Landes is where you heed the call of nature, free to explore its wild landscapes, waterways, lakes and rivers. An enveloping forest beckons, the kind you'll happily lose yourself in, whether on foot or by bike (the cycling paths here are endless). Those who venture into it will be rewarded with its beauty. Nature is inseparable from the way of life here in the Landes. Its people embody this deep connection and take great pride in their land. Villages remain steeped in tradition, while a rich and celebrated gastronomy flourishes. This is a land of fine food, warm hospitality, and a passion for authenticity.

A place where life is well lived, the Landes strikes the perfect balance between the metropolitan allure of Bordeaux and the spirit of the Basque Country.

WILD Y CASY ON SHOW A LIERROIR A GASY ON THEREOIR A GASY ON THE WORLD A GASY ON THE WO 29

"The landes is where you heed the call of nature, free to explore its wild landscapes, waterways, lakes and rivers."



HOSSEGOR, SURFING CAPITAL

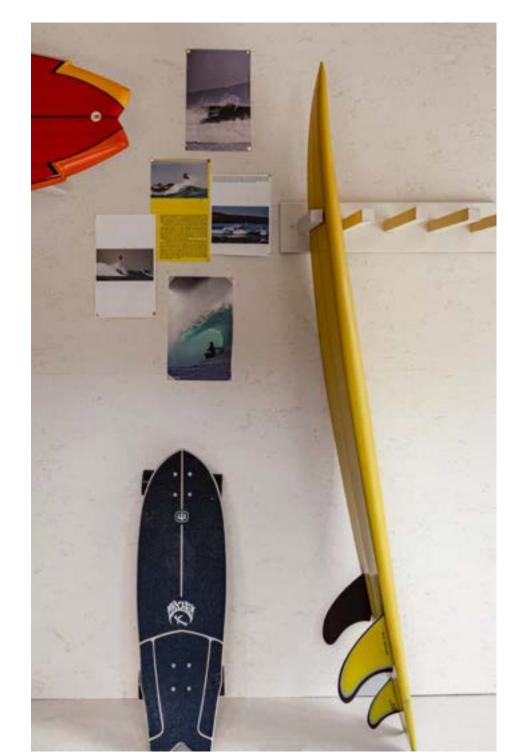
In between lakes, forests, dunes, and the ocean, Hossegorthrives in the southern part of the Landes. This is a place where life flows with the tides. The waves have undeniably shaped the city's aura, and Hossegor has become, for many, the French (and even European) surfing capital - a sport that fuels the local spirit and way of life: free, laid-back, and relaxed.

The Gravière, Culs Nuls, Estagnots, and Santocha are among the most popular spots for surf enthusiasts. Surfers come here to catch waves and chase beach breaks; those powerful, tubular waves that crash onto the sand without coral or rocks in sight. The city is home to regular international competitions and has since the 1970s become a hub for surfers from around the world, including some of Australia and California's finest, who helped elevate the name to legendary status, infusing it with energy and dynamism.











A BASQUE-LANDES REGION HERITAGE

A delightful escape from the rhythmic hubbub of the waves, one of Hossegor's many jewels: its serene lake. A treasure sustained by ocean waters, with the help of the creation of the Hossegor Canal. Interestingly, it was a diversion of the Adour River (which originates in the Hautes-Pyrénées, with its mouth towards the Atlantic, altered over the centuries, gradually shaping the Landes landscape) in the 16th century, that gave birth to the lake, originally filled with freshwater.

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Along its shores, some of the most beautiful villas garner the admiration and envy of wandering passersby. By the end of the 19th century, only a few fishing shacks could be found scattered around the lake. The seaside resort, as it's known today, emerged in the 1930s. It is said that it was the arts, literature, and sports that granted this place its elegant popularity. The first to discover this corner of paradise were artists, intellectuals, and aesthetes, whose spirit still seems to linger today. It was during this period that a flurry of magnificent villas, known as "Basco-Landaise" style, would emerge, thanks to a group of inspired architects like Louis Lagrange and Henri Godbarge. This style blends neoclassical, Spanish, and Art Deco aesthetics, characterised by its white and Basque red façades, woodwork, corbels, brickwork, and columns...





The Villa is ideally located on the west shore of the lake, with direct access to the legendary Plage Blanche (close to the famous Club des Pingouins). The Ocean and the heart of Hossegor are just five minutes away by bike. "Undoubtedly one of the most stunning spots in the area." This address is perfect for surfers, golfers, aesthetes, groups of friends and "cool families" seeking a fresh hotspot for a blissful holiday experience in the region, in tandem with the rhythm of the tides.

The Villa features, among other things, six suites, each equipped with a bathroom, spread between the main house and the concierge building; a heated pool (with, naturally, a lake view); and a spacious, convivial kitchen with a blue-tinted quartz countertop, a reminder of the neighbouring Ocean.

Additionally, there's the Kids Paradise, one of the Collection's signature concepts. This dreamlike dormitory-playroom for children, includes a massive wall of Legos hidden away at Les Bords du Lac. Another signature feature is the Épicerie, a revamped, larger-than-life version of the hotel mini-bar, offering the finest local products to enjoy on the go, along with an excellent selection of wines and spirits, presented in a beautiful wooden cabinet designed by Dorothée Delaye.

Waxed surfboards, paddles, bodysurfs, canoes, fatbikes... guests can easily embrace the "Californian Way of Life" at the "Garage," located at the back of the garden and stocked with everything imaginable. They can also enjoy the electric NoSmoke car provided to explore the surroundings in true Landes style. In the basement of the house, in an ultra-cozy atmosphere, is a private screening room where guests can enjoy a wide and eclectic selection of films for all ages (including a curated selection of the best international surf films).





"The Ocean House, a dream getaway just steps away from the most beautiful waves of the Atlantic."

10Re



Lake, Hossegor, in front of the house

"This address is perfect for surfers, golfers, aesthetes, groups of friends and "cool families" seeking a fresh hotspot for a blissful holiday experience in the region, in tandem with the rhythm of the tides."



45

the house



house specifications construction presentation

(Les Bords du Lac)





HOUSE

Specific forms

Cations

.6









50

 $property\ name\ \rightarrow$

 $address \rightarrow$

 $property\ area\ \rightarrow$

 $capacity \rightarrow$

 $bedrooms \rightarrow$

 $outdoor\,facilities\,\rightarrow\,$

 $indoor\,facilities$ \rightarrow

 $confort \rightarrow$

 $architect \rightarrow$

 $interior\ designer \rightarrow$

 $art curator \rightarrow$

LES BORDS DU LAC
802 AVENUE DU TOUR DU LAC, 40150 SOORTS-HOSSEGOR
380 SQUARE METERS
14 PEOPLE
6 BEDROOMS
HEATED POOL, PÉTANQUE COURT, OUTDOOR SHOWER, CHILDREN'S
PLAY AREA, OUTDOOR BAR, PLANCHA SPACE
FIREPLACE, TV AREA, WINE CELLAR, ÉPICERIE, KITCHEN
AIR CONDITIONING, TRECA BEDDING, LA SERVIETTE BED LINENS
LOUIS LAGRANGE (D'ORIGINE), MVP PRODUCTION
DOROTHÉE DELAYE
JOSÉPHINE FOSSEY OFFICE

ЭI











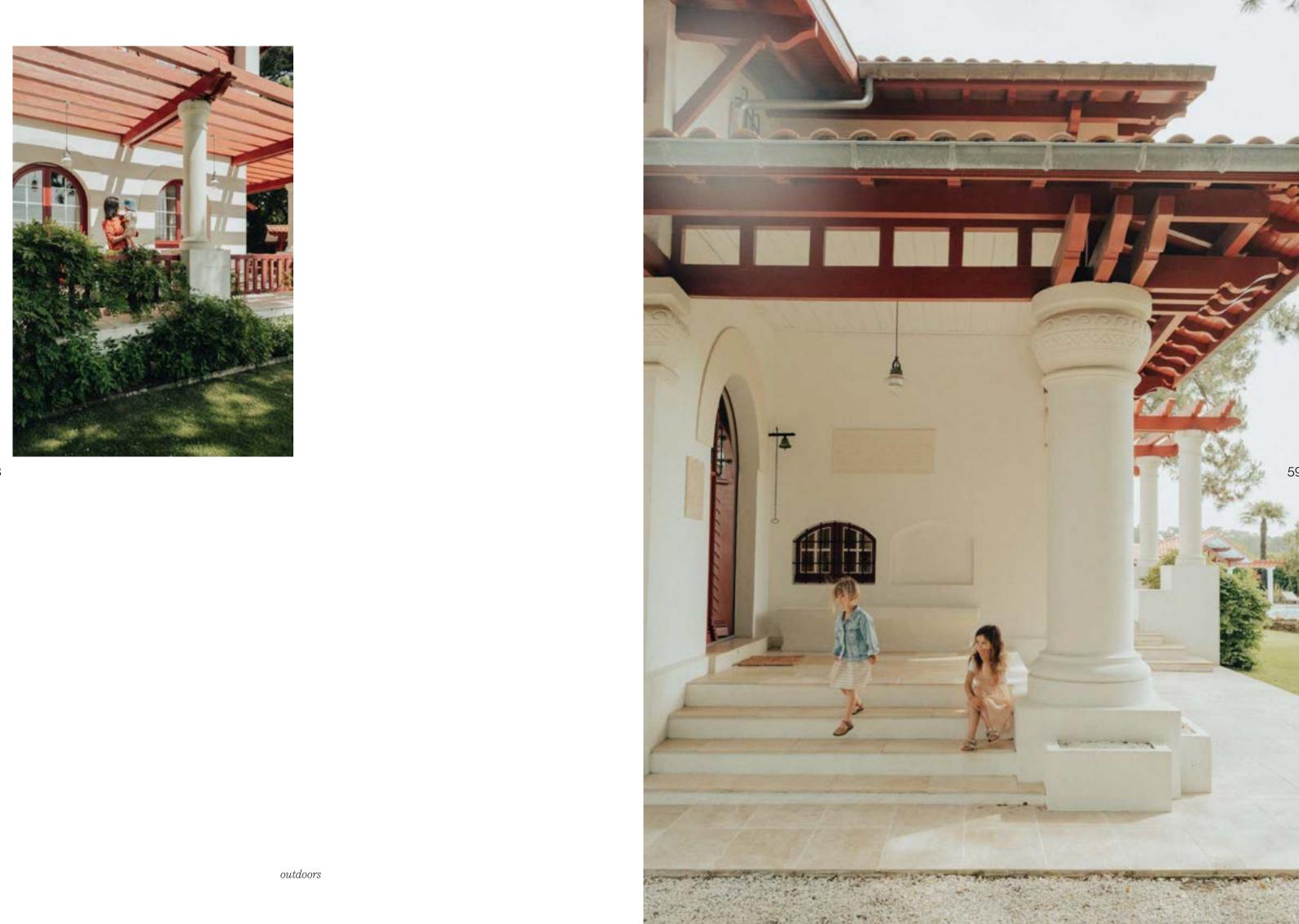






outdoors

















LES BORDS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> BEDROOMS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> BEDROOMS -> LES BORDS DU LAC -> THE HOUSE -> B

bedrooms

bedrooms



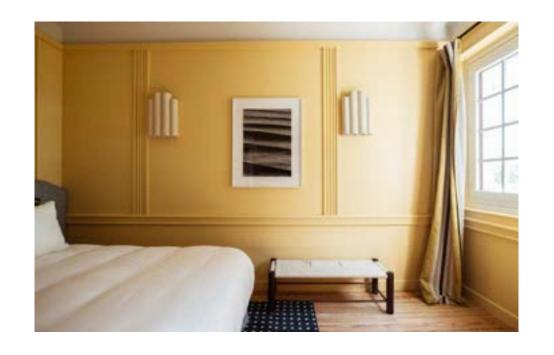






bedrooms







70 71





bedrooms







bathrooms

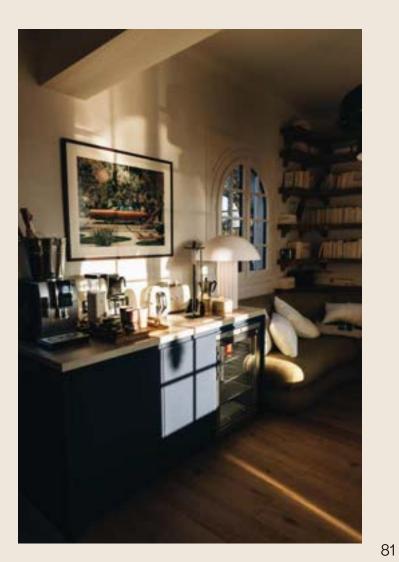
bathrooms





























indoors





humans of design, arts & crafts

Arising from an encounter
From an insight
From an idea
From an inspiration
Crafted with skill
Embracing the beauty of a motion

"BEHIND EACH OF THESE CREATIONS ARE ARTISTS AND CRAFTSMEN, BOTH MEN AND WOMEN, WHO NOT ONLY INSPIRE BUT ALSO DEEPLY RESONATE WITH US."

Behind each of these creations are artists and craftsmen, both men and women, who not only

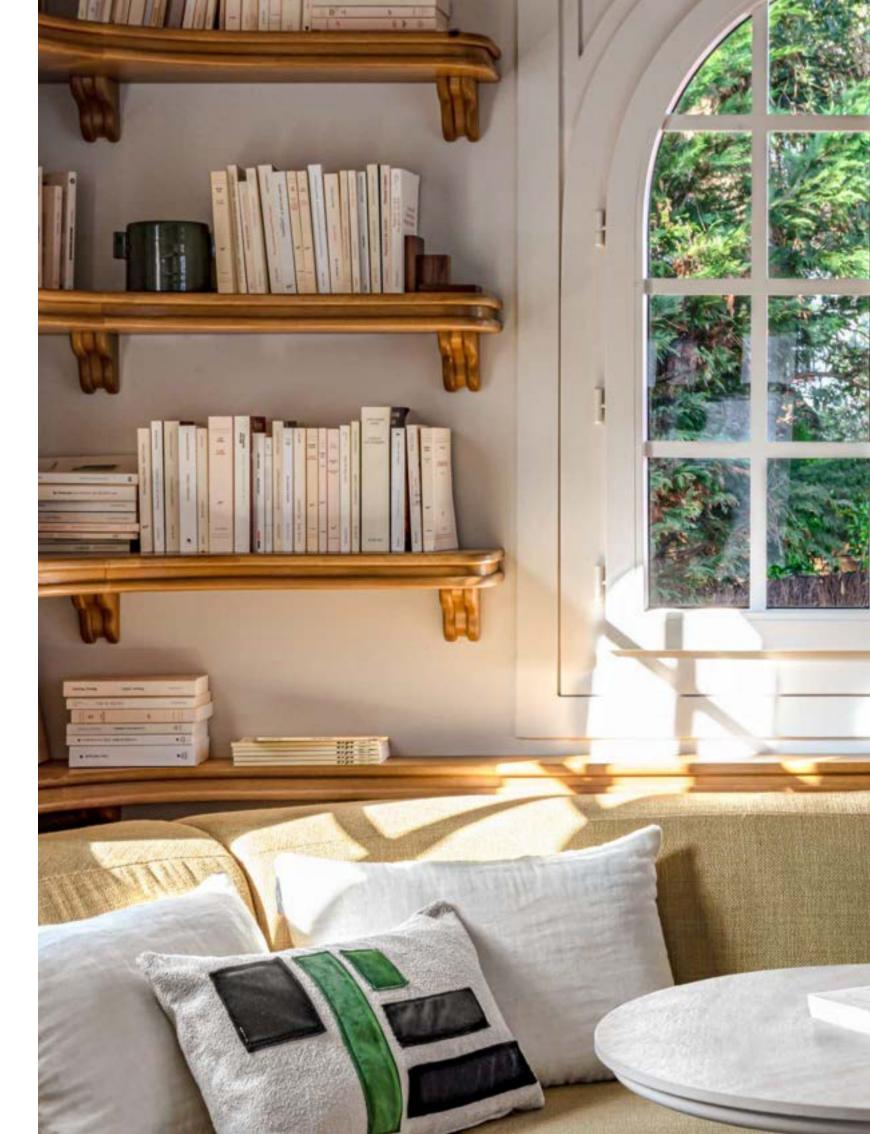
craftsmen, both men and women, who not only inspire but also deeply resonate with us. They are the talented individuals whose work we admire and whose artistic sensibilities align with our own.

Passionate individuals, with whom we are eager to share and exchange ideas throughout the creative process. These are the individuals who shape a vibrant ecosystem that we envisioned as vital and integral to our Iconic House journey.

An ecosystem we continue to cultivate with passion as we initiate new projects and restore

with passion as we initiate new projects and restore properties to expand our collection. Our homes are resolutely alive and can evolve over time. New works or objects may have appeared, and others may have moved on to new horizons.





DOROTHÉE DELAYE

interior designer

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RTS

CRAFTS

DESIGN

Dorothée Delaye

For nearly 15 years, interior designer Dorothée Delaye has been crafting living spaces, drawing inspiration from her two agencies located in Paris and Marseille. She initially established her first creative studio and, a few years later, expanded into curation and furniture design. Her signature style features timeless, high-end interiors where elegance, boldness, and refinement come together.

After more than six months of a complete interior refurbishment and entirely reimagined spaces, Les Bords du Lac stands out with a striking uniqueness that surprises, astonishes, and delights. The decor daringly incorporates elements inspired by the allure of California. Les Bords du Lac, welcomes you into the intimate world of a surfer with a discerning eye and a penchant for standing out; a reflection of its owners' personalities, who are deeply involved in the renovation of each property in their Collection.

For this project, Dorothée Delaye and her team collaborated with artisans to create a variety of custom pieces, including armchairs, nightstands, and mirrors all crafted in solid wood by a local cabinetmaker, as well as an expansive "Surf" dining table (a centrepiece of the Villa) and a unique coffee table with bronze legs and pink blown-glass inserts. "We also had fun combining fabrics from textile houses like Pierre Frey and Gaston y Daniela, with more retro furniture. Fabric became a recurring motif, playing a central role in the decor," adds Dorothée Delaye. "Touches of 1970s inspiration are present but never overdone."

The designer drew inspiration from California as well as her childhood summers in the Southwest of France to imagine an interior that feels sunny, warm, and ambitious. Going against the uniformity of many (unfortunate) hotel trends, Delaye ensured that each bedroom in the Villa has its own distinctive atmosphere, with bold choices in materials, colours, textures, and dynamic plays of volume and shape.

TERIOR DESIGNER, LES BORDS DU LAC + LES 1 RAIL.

CRAFTS





JOSÉPHINE FOSSEY

art curator



Joséphine Fossey developed her artistic sensibility and knowledge at Christie's as specialist in the Impressionist and Modern Art department.

In 2013, she co-founded an Art consultancy agency dedicated to high-end residential projects and luxury hospitality. Feeling the need to reposition her creativity and vision of "art de vivre" of tomorrow at the very heart of her work, she founded her creative office in 2021 with a team of artistic directors, interior architects and art curators.

In this, Joséphine Fossey returns to the precept of "Gesamtkunstwerk" (total work of Art) dear to the Art & Craft or Art Deco movements that guide her approach; a creative process where different art forms are combined to create a single cohesive whole. An aesthetic journey, a complete artistic creation which, through researches and human adventures, embraces visuals, experience and meaning.

For Les Bords du Lac, she is responsible for artistic curation alongside Dorothée Delaye, Thibaud Elzière and Robin Michel.

CRAFTS

ARTS

DESIGN

One of the pieces from her Eclipse collection adorns a room in the Conciergerie. Its distinctive forms are brought to life through a wax-on-wood technique.

CRAFTS

ARTS

DESIGN



Medium: Acrylic on linen canvas, aluminium frame Dimensions: H 68 × W 53 cm

Steven Burke is a French artist born in 1982. Based in Hossegor, in the southwest of France, he draws inspiration from this region, which has nurtured his creativity for years. After a 15-year career in graphic design, he now explores the simplicity of shapes and the purity of colours, to convey messages of positivity and enthusiasm through his art.

For Les Bords du Lac, Steven Burke, also known as Lucky Left Hand, created a bespoke piece that embodies a naïve and ultra-colourful aesthetic inspired by the landscapes of Hossegor, his adopted home. Several of his drawings also adorn the rooms of the main House.

CREATIONS inspirations

ATELIER FRANCA

artist



Custom ceramic fresco

Caroline Bartoli and France Bocognani, both originally from Corsica and now based in Marseille, are defined by their dexterous craftsmanship and passion for creating and transforming. Handcrafting is an integral part of their lives, guiding them and serving as a means of expression. They work with clay, a living, unpredictable material that continually pushes them to explore and innovate. Their ceramics, with delightful curves and irregularities, reflect an imagination replete with artistic references, childhood memories, and travel experiences.

For Les Bords du Lac, they created a bespoke fresco for one of the bathrooms in the Conciergerie. Additionally, they crafted a series of hand-painted ceramic plates for the living room. Their illustrations evoke the region, its landscapes, and the house itself, capturing a poetic and imaginative essence.

ARTS

CRAFTS

DESIGN

Material: Ceramic - Artwork dimensions: Ø 25 cm Inspirations: A set of 5 custom-made ceramic plates.





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Painting on paper – Dimensions: H 140 × W 110 cm

Grégory Cuquel is a French artist based in Bayonne. He draws, collages, and paints to create surreal living scenes where character-objects appear and disappear within imaginary spaces. Sometimes, they take form in his hands as he allows his imagination to guide the creation of ceramic forms and drawings, executed with spontaneously thought out gestures.

A custom piece was also created by Basque painter Grégory Cuquel, who combines drawing, collage and painting to craft surreal scenes inspired by the local nature. Inspired by the Landes landscapes and the atmosphere of the Hossegor's marine lake, it is displayed on the staircase of the main house.

CRAFTS

→ ARTS

DESIGN



CRAFTS





For the past ten years, I have become an independent artisan, working with owners of historic buildings who wish to preserve, enhance, or customise their heritage."

For Les Bords du Lac, Stéphane Fontaine created a stone plaque replicating the property's emblem, installed near the entrance of the main House.

CRAFTS

ARTS

DESIGN

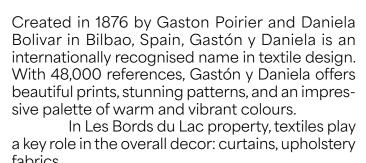


One of her paintings brings a heightened appeal to the main wall of the massage room, located just beside the pool, designed as a serene and comforting cocoon.

GASTÓN Y DANIELA

textile designer



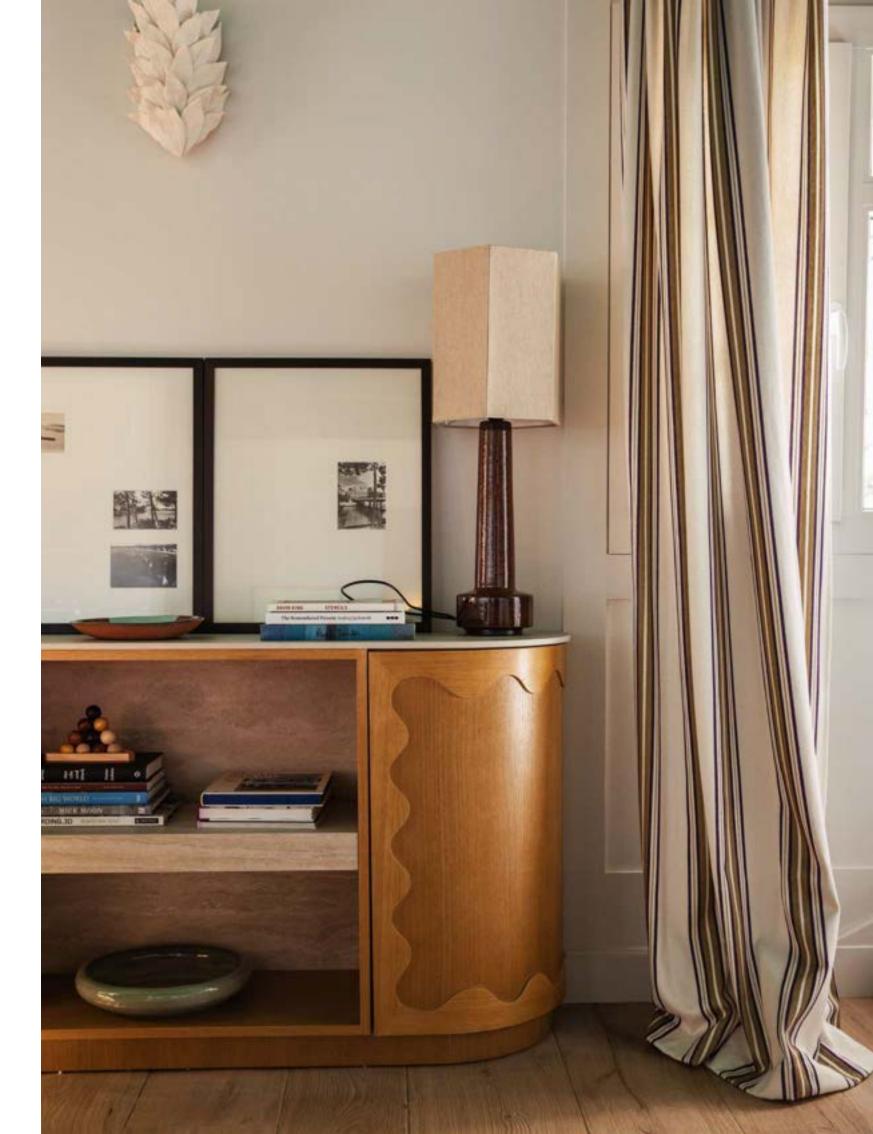


fabrics...

CRAFTS

ARTS

DESIGN



artist



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Outdoor Mural

Sonia Laudet is an artist and craftswoman based in Bayonne, just 30km from Les Bords du Lac property. Sonia is first and foremost a textile lover. In her work, lines are soft and fluid, flowing almost like waves. The colours vibrate and reciprocate. Flannel embraces velvet, creating a sensual union that invokes the senses. Flowers, the moon and the sun, appear subtly, like a return to the contemplation of life itself, through an intuitive and finely poetic language.

One of her textile pieces can be found in the hallway on the upper floor of the main house. Additionally, the artist has created a tailor-made mural uniquely designed for the pool house, inspired by the surrounding architectural elements, blending seamlessly into this authentic and majestic setting. The composition weaves dreamy conversations between colours, shapes, and textures.

CRAFT

ARTS

DESIGN





Jean Jullien is a French graphic designer based in Paris. Originally from Nantes, Jean earned a degree in graphic design in Quimper before moving to London. He has since then, graduated from Central Saint Martins (2008) and the Royal College of Art (2010). His work ranges from painting and illustration, to photography, video, costume design, installations, books, posters, and clothing, creating a cohesive yet eclectic body of work.

For Les Bords du Lac, he created a artwork that takes pride of place in the living room, depicting a view above the hedge.

CRAFTS

ARTS

DESIGN



DESIGN

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La Romaine Editions is a project whose ambition is to display the beauty and poetry in everyday objects. The ones that are here today and will become the keepsakes of tomorrow. Founded by Pauline Vincent, La Romaine Editions is dedicated to carry on the pursuit of simple and spontaneous beauty in daily moments. Surrounded by objects for as long as she can remember, she looks back fondly on the decor of her childhood, the artisan workshops with her aunt and grandmother, both decorators, and the museums with her mother, a curator.

Overtime, she developed an eye for artistry and an appreciation for fine craftsmanship, shaped by her observations of form, colour, and skill Several pieces from the La Romaine tableware collection can be found at Les Bords du Lac.



humans of design, arts & crafts

MORK.



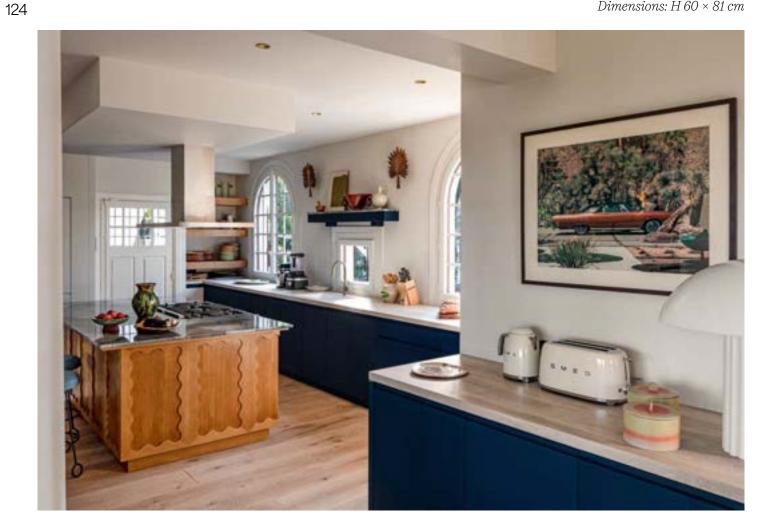
ROMAIN LAPRADE

photographer

Romain Laprade is a French photographer whose work has, in just a few years, become a trademark of subtle and intriguing visual storytelling. His distinctive style transforms mundane details into iconic images, immortalising lines and surfaces through a unique photographic language often drawn from modernist architecture. Seemingly ordinary details, minimalist compositions, and striking plays of light define his work; a collection of photographs from the past five years that alone have the power to offer a poetic and refined lens on the world.

Across from the kitchen, one of Romain Laprade's photographs finds its place in the tea and coffee corner adjacent to the library.

Américaine (Romain Laprade) Medium: Fine Art Baryta 325g Paper Photograph -Dimensions: H 60 × 81 cm



CRAFTS

ARTS

DESIGN

Sccreen printers

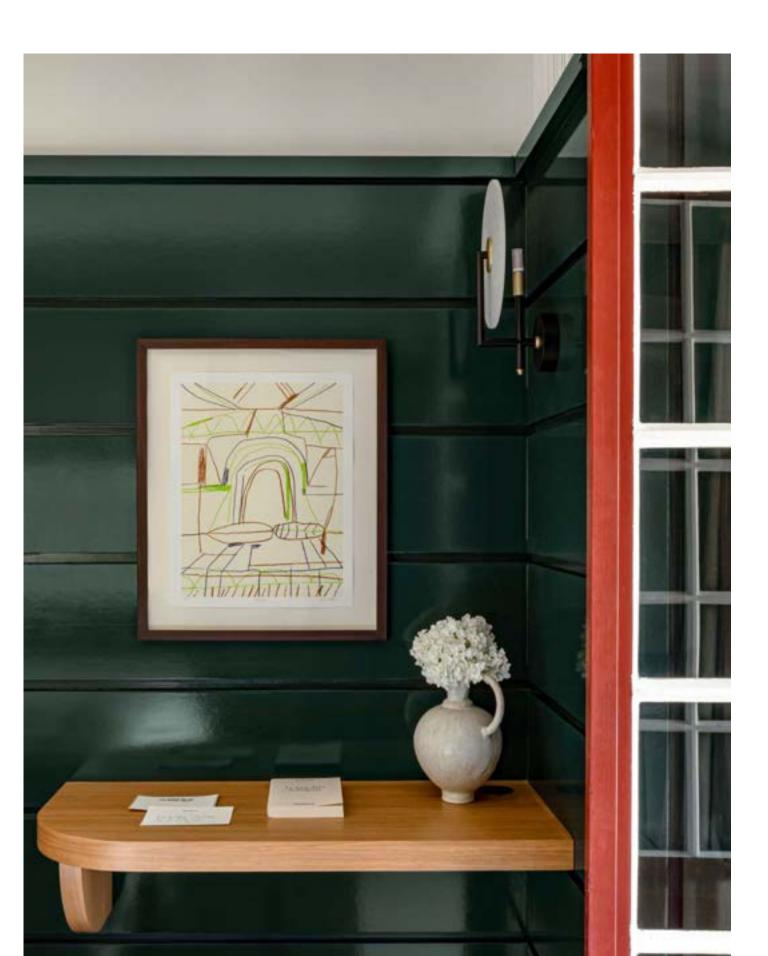
→ ARTS

CRAFTS

DESIGN

V AUTO-ANALYSE ET PIÈGE ÉGOCENTRIQUE. ATTENTION À L'AUTARCIE DU JUGEMENT. FIG. 2 Medium: 4 colour screenprint on paper Dimensions: H 45 × W 35 cm

Palefroi is artistic duo Damien Tran and Marion Jdanoff, two French screen printers based in Berlin. With numerous collaborative projects under their belt, they formalised their partnership in 2013 by founding Palefroi, a framework that encompasses all their practices, with a focus on self-publishing books and prints.





ROSATELIER



Rosatelier was founded by Justine Rossetti, a painter with a deep passion for her craft. Through her years of study at the Fine Arts School and the Institute of Art and Archaeology at the Sorbonne, she seamlessly merged theory with practice. She further refined her skills with a year of hands-on training in the technique of painted decoration at l'Atelier des Peintres en Décors in Paris.

These formative years equipped her with a wealth of cultural and technical knowledge, enabling her to create works inspired by both the history of ancient and contemporary art, as well as classical techniques and artisanal materials. Rosatelier revives the centuries-old traditions of figurative and decorative arts from cultures around the world, while infusing them with a contemporary creativity that elevates the walls of our time.

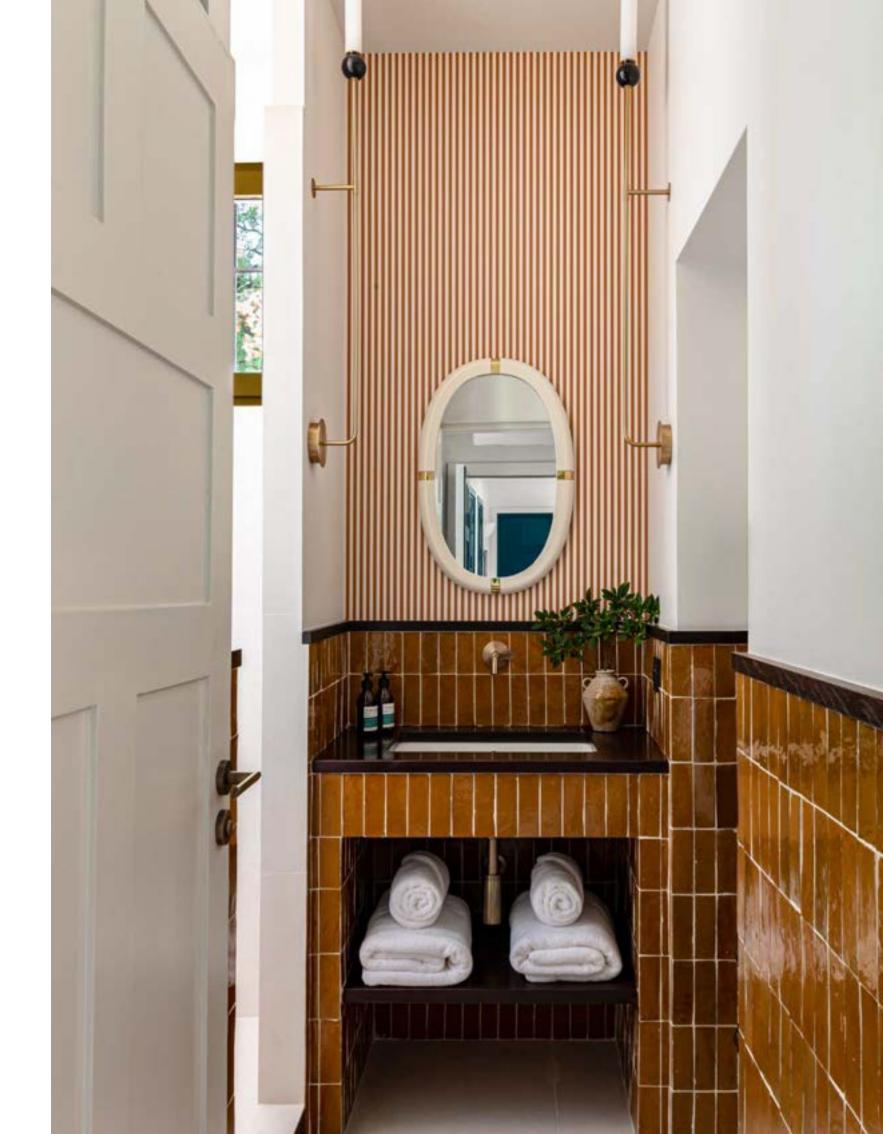
Once forgotten in interior design, lacquer is now enjoying a revival among the boldest minds of the new wave of decor, who see it as the expression of sophisticated, playful elegance. For the villa at Les Bords du Lac, Dorothée, alongside Rosatelier, reintroduced lacquer to the interiors, using powerful monochrome tones to enliven ceilings and floors with a chic, contemporary touch. A meticulous process of patinas and mirrored lacquers was employed to enhance the wood and bring out its brilliant finishes. The green lacquered ceiling in the living room and the yellow lacquered ceiling in one of the bedrooms - along with wood marquetry inspired by surf culture - serve as striking, defining elements of the space.

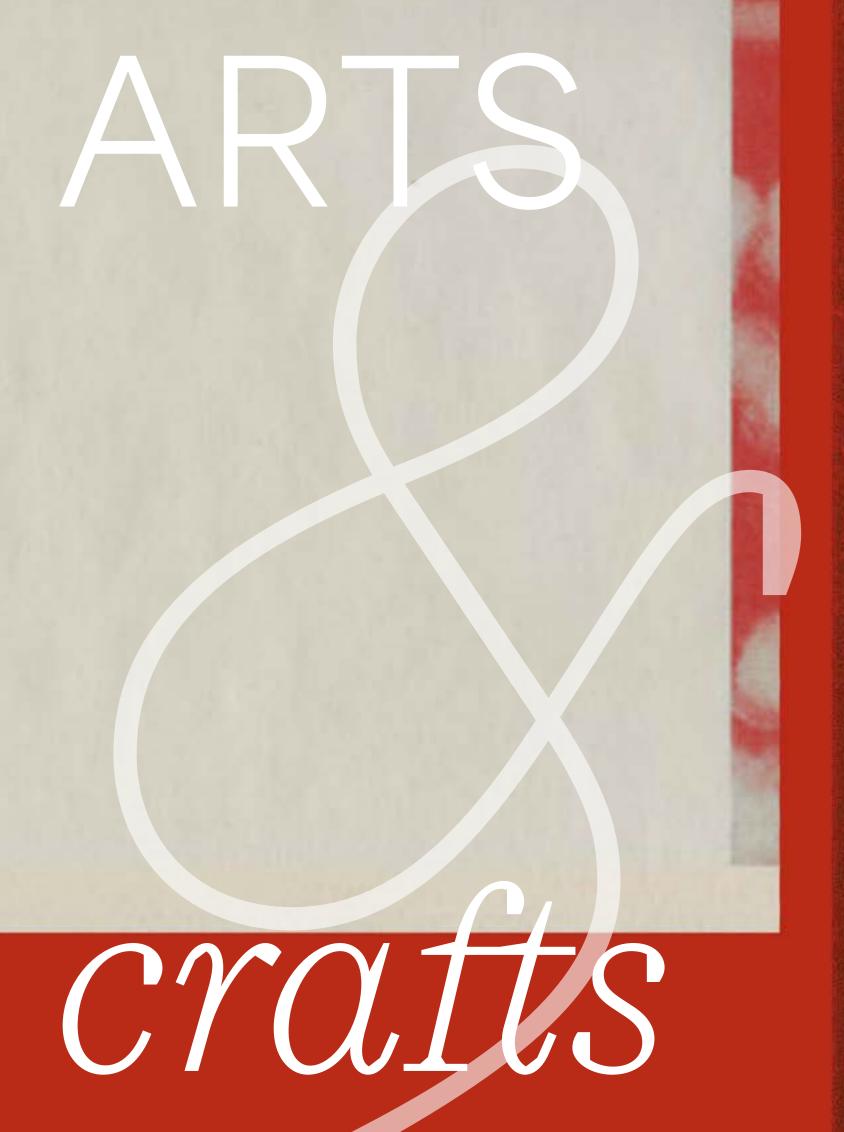
lifestyle brand

RTS

DESIGN

"In the same way that you are, we too are passionate about interiors, about the history of furniture, materials, and designs. Just like you, we appreciate the nuances, the different epochs, and the playful arrangement of elements, all with audacity and personality." The Socialite Family collection embraces this love for combining styles. The commitment to quality at the right price, without any intermediaries. A deep appreciation for craftsmanship and the material itself. Timeless, elegant, and versatile pieces of furniture. Behind The Socialite Family are Constance Gennari (Founder & Artistic Director) and Marianne Gosset (Co-Founder, Managing Director), a complementary founding duo supported by a passionate team of around thirty individuals.







The main villa and the Conciergerie house a beautiful selection of Elodie Vilallon's photographs, some of which are from an analog series taken in the Landes region.

CRAFTS

ARTS

DESIGN



Medium: Photography Dimensions: H 70 × 50 cm



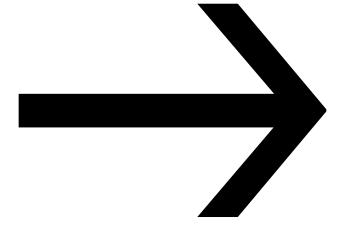
Sébastien Zanella is a filmmaker, documentary director, and photographer, known for creating thought-provoking films and images that delve into freedom of expression and the human experience through the lens of skateboarding, surfing, and street culture. His signature poetic style is as compelling as it is haunting. Zanella's use of natural light and careful composition elevates his work, creating an immersive narrative that lingers with the viewer long after they've seen it.

One of Sébastien Zanella's photographs graces the wall of the "yellow room," located on the upper floor of the main building.

DESIGN

àtable

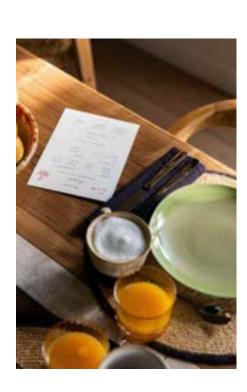
chef recipes conviviality friends family



Imagine a vacation where everything is designed for absolute relaxation. Our chefs are an integral part of the Iconic House experience.

We offer our guests a local and convivial gastronomic experience, entirely personalized. Menu planning, shopping, meal preparation... forget the hassle. Passionate about their region, our chefs prepare generous dishes on demand.

Every meal becomes a convivial moment, designed to delight both young and old. Our teams take care of everything, so you can concentrate on what's most important: enjoying every moment.















Carpaccio of capbreton blackberries, tarragon, and onion

blackberries (1 punnet)

espelette pepper

salt

1 lemon

20cl extra virgin olive oil

145

PREPARATION:

Carefully lift the bonito fillets, then carve them finely into carpaccio slices and set them aside.

Halve the blackberries and mix them with the stemmed tarragon. Thinly slice the onions and cook them over very low heat with a tablespoon of olive oil and a pinch of salt. Allow the onions to naturally caramelize, then remove from the heat and set aside.

To make the blackberry coulis, blend half of the punnet of blackberries with the lemon juice and 5 cl of olive oil. Season with salt.

To assemble the dish, arrange the bonito in chiffonade on plates. Top with the caramelised onions, blackberries, tarragon, a dash of the blackberry coulis, a hint of olive oil, and finish with a sprinkle of fleur de sel and Espelette pepper.

The Chef's Secret: Add a drop of "Garum de poulet rôti," a fermented chicken preparation made three months in advance, to enhance and awaken the flavors.

whole bonito (1.8 kg - 2 kg)

tarragon (1 bunch)

200g sweet onions

147

around

Hossegor Landes Surf LakeOcean

146

"LA MAISON IS DEEPLY CONNECTED WITH ITS ENVIRONMENT"

La Maison is deeply connected to its region and environment. In this portfolio, we invite you to explore the area around the property. The ocean, the Capbreton fish market, the shaper's workshop, local producers... These are just a few of the discoveries waiting for you throughout the pages of lcons, a collection of self-published printed guides by lconic House, each dedicated to a unique destination. In the meantime, here's a glimpse of what this beautiful region has to offer.

Photograph: Sarah Arnould

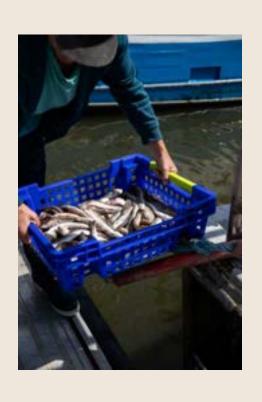












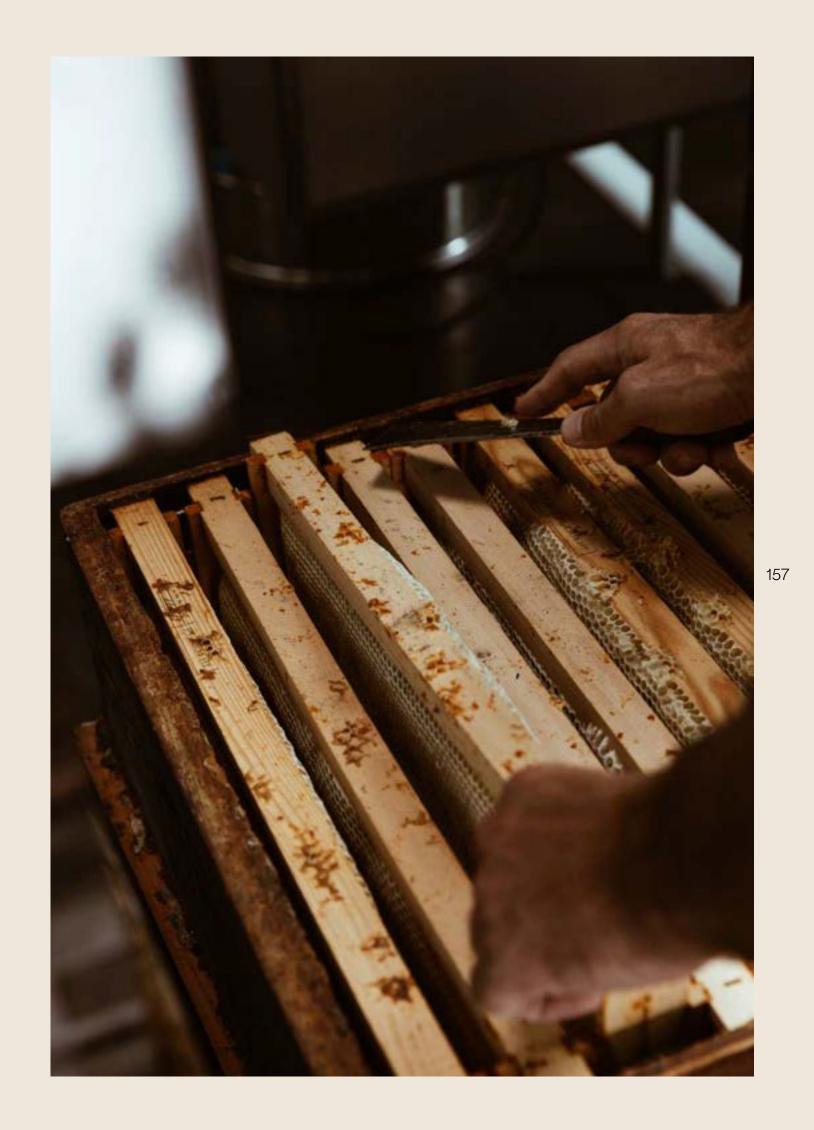
















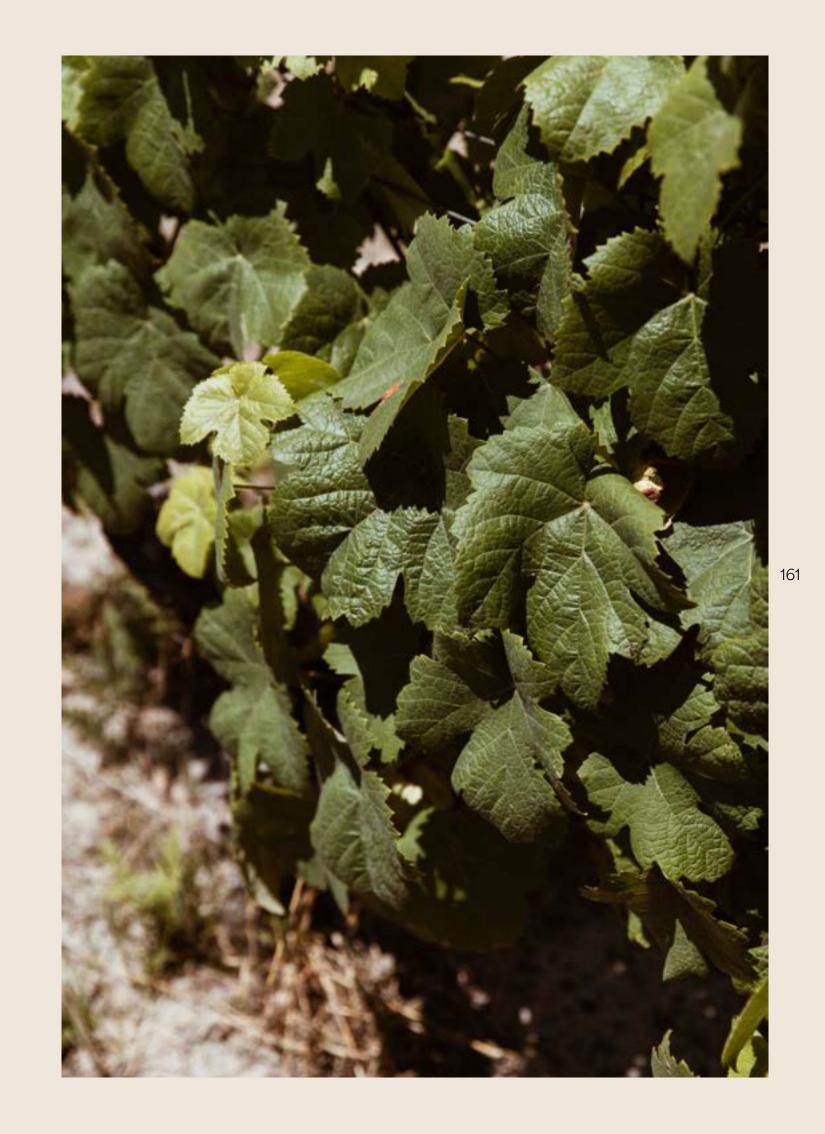














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