Italian Villas collection



Property 10306



Number of beds: 32
Bedrooms: 16

Bathrobes and Slippers
Bathrobes and slippers available.

Accessibility for people with reduced mobility

Accessibility for people with disabilities

Pets Allowed
Pets allowed on request at an additional cost.

Playground

Air Conditioning Throughout
Air conditioning available throughout the property, in all the rooms. Individually-controlled air conditioning in each room.Air conditioning available at an extra cost.

Air Conditioning In The Bedrooms
Air conditioning available throughout the property, in all the rooms. Individually-controlled air conditioning in each room.Air conditioning available at an extra cost.

Hair Dryer In The Bathrooms

Dryer

Barbecue

Fireplace

Safe
Safebox available in each bedroom.

Crib

Available For Events
On request, the villa is available for events.

Stereo system and DVD

Minibar and tea or coffee making facilities
Minibar and coffee/tea facilities in each room.

Fibre Internet

Internet in the garden and common areas

Located in a quiet area and suitable for yoga retreats

Close to a vineyard or winery
The villa is a few kilometers from some wineries.

The maximum distance from the city centre is 1.5 km
The villa is around 1,5 km from the hamlet of Segromigno in Monte and the hamlet of Camigiano. The villa is located in the center between the two hamlets.

Dishwasher

Washing Machine

Mattress sizes and bed dimensions
Suite Angelica: 60 smq. twin beds (115x200) with two bathrooms with shower. Mattress height: 26 cm. Suite Turandot: 60 smq. king-size bed (200x200) with two bathrooms (one with shower and one with tub). Mattress height: 26 cm. Suite Tosca: 60 smq. king-size bed (200x200) with two bathrooms (one with shower and one with tub). Mattress height: 26 cm. Suite Mimi: 60 smq. king-size bed (200x200) with two bathrooms (one with shower and one with tub). Mattress height: 26 cm. Suite Manon: 60 smq. king-size bed (200x200) with two bathrooms (one with shower and one with tub). Mattress height: 26 cm. All these five suites feature a sofa bed. Minnie: 20 smq. king-size bed (180x190) with one bathroom with shower. Mattress height: 26 cm. Suite Puccini: 40 smq. king-size bed (200x200) with bathroom with shower and tub. Mattress height: 26 cm. Deluxe Butterfly: 40 smq. king-size bed (200x200) with bathroom with tub/shower. Mattress height: 26 cm. Superior Magda: 25 smq. king-size bed (180x190) with bathroom with tub/shower. Mattress height: 26 cm. Standard Giorgetta: 20 smq. ing-size bed (180x190) with bathroom shared with Musetta. Mattress height: 26 cm. Standard Musetta: 20 smq. ing-size bed (180x190) with bathroom shared with Musetta. Mattress height: 26 cm.All the double bedrooms can be transformed into twin rooms.

Bath amenities
Initial supply of complimentary toiletries.

Nearby
The villa is 300 meters from a supermarket, 800 m from a bank, 900 m from restaurants and bars and 1,2 km from a pharmacy.

Parking Space
Parking space for up to 10 cars inside the property, included in the rental price.

Table Tennis

Swimming Pool
6 x 14 m.Depth: 1,40 m.

Heating
Convectors.Heating available at an extra cost.

Heated Pool
The outdoor pool can be heated on request.Please notice that the pool heating is available at an extra cost.

High Chair

 Concierge Service

Concierge service available every morning (except on Sunday) from 10:00 am to 12:00 pm.Included in the rental price.

 Housekeeping

Daily cleaning included in the rental price, 4 hours per day, except on Sundays.

Smart TV

 Staff living on site

The villa managers live in an area of the villa which has independent access and is separate from the the rented villa.

Mattress topper

 Satellite TV

 Countryside View

 Wi-Fi

Insect Screens

*** Please note:** the included amenities may vary according to final agreement, make sure to check your contract for complete list.

NEARBIES

Villa Grande Lucca is 50 km from Pisa Galileo Galilei International Airport, 67 km from Florence Amerigo Vespucci International Airport, 150 km from Bologna Guglielmo Marconi Airport and 366 km from Rome Leonardo da Vinci International Airport. Lucca is 12 km from the villa, Pisa is 29 km, Viareggio is 42 km, Forte dei Marmi is 53 km, Carrara is 74 km, Volterra is 75 km, Florence is 77 km, San Gimignano is 81 km and Siena is 146 km. Villa Grande Lucca is about 7 km from Capannori, where all the necessary services can be easily found.

FEATURES

- 16 Double Bedrooms
- 20 Bathrooms + 6 Guest Bathrooms
- Pool (Heated on Request)
- Furnished Poolside Area
- Italian Garden
- Outdoor Dining Area
- Outdoor Lounge Area
- Fully-Equipped Kitchen + Professional Kitchen
- Open-Plan Living and Dining Area
- Study
- Laundry Room
- Massage Room
- 2 Elevators





DESCRIPTION

Property 10306 - CAPANNORI

16 Bedrooms

Location and Surrounding Area
Immersed in the peaceful Tuscan countryside, this magnificent sixteen-bedroom villa is ideally located to explore the region's cultural highlights and most spectacular natural wonders. Located in the gorgeous foothills of Capannori, this exclusive villa is the perfect location for unforgettable day trips to the most beautiful towns in Tuscany and provides a unique opportunity to admire its splendid landscapes while soaking up the region's incredibly rich historical and cultural heritage.

The villa is just a stone's throw from the fortified city of Lucca. Hidden behind imposing Renaissance walls, its cobbled streets, handsome piazzas and shady promenades make it a perfect destination to explore on foot. At the end of the day, historic cafes and restaurants tempt visitors to relax over a glass of Lucchesi wine and a slow progression of rustic dishes prepared with fresh produce from nearby Garfagnana. If you have a car, the hills on the east of Lucca demand exploration.

The villa is also just a few kilometers from Pisa, exceptionally well-known for its Leaning Tower. Moving between its alleys and riversides you will discover architectural jewels such as Santa Maria della Spina, the headquarters of the Scuola Normale Superiore in Piazza dei Cavalieri, the exhibitions of Palazzo Blu and the magnetic charm of Piazza dei Miracoli. Start from the Baptistery and head to the 130-meter Camposanto Monumentale overlooking the square.

The villa is also a few kilometers from the sunny seaside town of Viareggio, one of Tuscany's largest seaside resorts, graced with an air of elegance lent mainly by the long avenue of palms that runs the length of its seafront promenade. A modest collection of Art Nouveau-style frontages adds to the sense of refinement, though for the most part the buildings are old-style seaside hotels. Its beaches are all private, except for the free stretch between Viareggio and Torre del Lago.

Immersed in the green of the Mediterranean scrub, the traditional town of Forte dei Marmi is famed for its exclusive hotels, magnificent villas, designer boutiques and luxury beach chalets. In the 1930s, the Fiat-founding Agnelli family made the town popular by buying a summer residence here, and the holiday home trade hasn't stopped since. The maze of tree-lined streets that lead off Roma Imperiale, to the south of the historic center, hold the plushest villas and celebrity hotspots.

Property 10306 is 50 km from Pisa Galileo Galilei International Airport, 67 km from Florence Amerigo Vespucci International Airport, 150 km from Bologna Guglielmo Marconi Airport and 366 km from Rome Leonardo da Vinci International Airport. Lucca is 12 km from the villa, Pisa is 29 km, Viareggio is 42 km, Forte dei Marmi is 53 km, Carrara is 74 km, Volterra is 75 km, Florence is 77 km, San Gimignano is 81 km and Siena is 146 km. Property 10306 is about 7 km from Capannori, where all the necessary services can be easily found.

The Property
Set in a serene countryside of gently rolling hills, Property 10306 provides the perfect retreat for those seeking complete relaxation in the heart of Tuscany. Nestled in the hillside near the quaint town of Lucca, this magnificent 17th-century villa has been masterfully renovated while preserving the atmosphere of a traditional Tuscan farmhouse. Property 10306 can accommodate up to thirty-two guests featuring sixteen bedrooms spread over two floors.

As with all formal Italian villas, the area surrounding the villa has meticulously laid out fine gravel paths that leads to the sprawling lawns. Tables and chairs are under a large white canopied gazebo. A paved path or a flight of steps takes you to the walled formal gardens that have been re-created from the original gardens of 1600's complete with a large fountain and ideal for leisurely strolls of solitude and quietness. The views from the formal gardens look out over the valley and a quaint village.

Just past the formal gardens, you will find the large swimming pool area, covered with of roses and jasmine climbing two sides of the stone walls creating a canopy for shade as well as remarkable scents of rose, jasmine, citrus and herbs. A walk in the garden, amid the perfume of the roses, reminds you of

olden times and allows you to admire the style which in the 16th century brought fame to the Italian gardens, using symmetry and perfect geometry to give order to nature.

On the ground floor of the villa, you will find a bright playroom with sofas, armchairs and coffee tables in charming Italian style. It is complete with TV and games, along with a door to a fully-equipped study. Adjoining the den is spacious frescoed dining room with a large table. Next, a spacious modern fully-equipped kitchen. Next to the kitchen is a laundry room and a pantry. On the ground floor you will also find four guest bathrooms and an elevator.

Take the elevator or the staircase up to the first floor. On the first floor of the villa, you will find the Suite Angelica, an exceptional 60-sqm suite on two levels, which includes a living area with sofa bed and a marble bathroom with shower. A short flight of steps takes you to the sleeping area. The suite boasts original Lucchesi wrought-iron twin beds dating back to the 18th century and a second marble bathroom with shower.

On the first floor you will also find Suite Turandot, a 60-sqm suite on two levels. The whole ceiling is decoratively painted and it has magnificent views over the Italian garden and the surrounding countryside, rich with vineyards and olive trees. The suite includes a king-size bed, a living area with sofa bed and a large walk-in closet, a marble bathroom with bath/shower, a second bathroom with shower. A short flight of steps takes you to the sleeping area.

The first floor also houses the Suite Tosca, a 60-sqm suite on two levels. The whole ceiling is decoratively painted and it has views over both the Italian garden and the surrounding countryside, rich with vineyards and olive trees. The suite includes a king-size bed, a living area with sofa bed and a large walk-in closet, a marble bathroom with bath/shower, a second bathroom with shower. A short flight of steps takes you to the sleeping area.

The first floor also houses the Suite Mimi, a 60-sqm suite on two levels. The whole ceiling is decoratively painted and it has views over both the Italian garden and the surrounding countryside, rich with vineyards and olive trees. The suite includes a king-size bed, a living area with sofa bed and a large walk-in closet, a marble bathroom with bath/shower, a second bathroom with shower. A short flight of steps takes you to the sleeping area.

The first floor also houses the Suite Manon, a 60-sqm suite on two levels. The whole ceiling is decoratively painted and it has views over both the Italian garden and the surrounding countryside, rich with vineyards and olive trees. The suite includes a king-size bed, a living area with sofa bed and a large walk-in closet, a marble bathroom with bath/shower, a second bathroom with shower. A short flight of steps takes you to the sleeping area.

Finally, on the first floor you will find the room Minnie. This bedroom, with a marvelous view over the Italian garden, features a double door which connects it with the Manon Suite. Situated near the elevator, this room has been designed for people with disabilities and the bathroom is fitted with an open shower. The room boasts a comfortable king-size bed. Continue up the main staircase or take the elevator to the second floor.

On the second floor you will find the superior room Magda, which has a splendid view of the surrounding countryside and its vineyards and olive trees. The room features a king-size bed and a large bathroom in marble with bath/shower. The second floor also houses the deluxe room Butterfly, a large 40-sqm room which has a splendid view of the surrounding countryside and its vineyards and olive trees. The room features a king-size bed and a large bathroom in marble with bath/shower.

On the second floor you will also find the Suite Puccini, a splendid 40-sqm suite with a balcony overlooking the beautiful Italian garden. The suite boasts a king-size bed, a walk-in closet, a small living room with desk, and a large frescoed bathroom with bath and shower stall.

On the same floor you will also find the room Giorgetta, which has a superb view over the Italian garden. The room boasts king-size bed and large bathroom with two washbasins, bath and corner shower. This bathroom is at the end of the corridor and is shared with the room Musetta. The room Musetta boasts a superb view of the Italian garden and features a comfortable king-size bed. Please notice that all the double bedrooms can be converted in twin rooms.

On the first floor of the newest part of the property you will find five newly-built bedrooms overlooking the garden. These five double bedrooms all feature en-suite bathroom: three bathrooms have both

shower and bathtub, and two bathrooms have shower. On the ground floor of the newest part of the property, together with an open-plan living and dining area, you will also find a professional kitchen, a massage room and two guest bathrooms.

Suite Angelica, Suite Turandot, Suite Tosca, Suite Mimi and Suite Manon all feature a sofa bed. Please note that each sofa bed can accommodate an extra guest on request at an additional cost.

PHOTOS


















































































