



Property 256



Umbria

Number of beds: 18
Bedrooms: 9 + 2

Bathrobes and Slippers

Bathrobes only.

Pets Allowed

Small pets allowed upon request.



Playground



Hair Dryer In The Bathrooms



Dryer



Barbecue



Fireplace

Safe

Safe box available in each bedroom on request.

Crib

Available For Events

On request, the villa is available for events.



Stereo system and DVD



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 located in Umbria, on the border with Tuscany. Therefore, there are many wineries in both regions for you to visit.



Dishwasher



Washing Machine

Mattress sizes and bed dimensions

9 Suites (double bedrooms). Super king-size beds. Mattress height: 25 cm.

Bath amenities

Complimentary toiletries by L'Erborario. Weekly refill.



Gym



Parking Space

Outdoor parking space inside the property, for up to 6 cars. Outside the property, beyond the gate, there is another outdoor parking area for up to 10 cars. Included in the price.



Swimming Pool

15 x 8 m. Depth: 2.2 m.



Heating

Underfloor heating and heating with radiators not included in the rental price. Available on request at an extra cost.

High Chair



Concierge Service

Daily concierge service (during office hours). Included in the rental price.



Cook Service

Private Chef for all lunch and dinner (cost of food and beverages not included). Included in the rental price.



Housekeeping

Daily housekeeping (from Monday to Sunday). Included in the rental price.

Smart TV



Satellite TV



Countryside View



Wi-Fi

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

NEARBIES

Il Palazzo is 51 km from Perugia Airport, 132 km from Florence Airport, 192 km from Pisa Airport, and 247 km from Rome Fiumicino Airport. The villa is 16 km from Monte Santa Maria, 20 km from Città di Castello, 31 km from Cortona, 41 km from Arezzo, 50 km from Gubbio, 52 km from Perugia, 70 km from Assisi, 72 km from Spello, 97 km from Siena, and 111 km from Florence.

FEATURES

- 9 Suites (7 in the Main Palazzo + 2 in the Palazzina)
- Large Invisible-edge Pool
- Living Rooms
- Selection of Books
- Fitness Room
- Terraces with Panoramic Views
- Fifty-acre Estate
- Outdoor Dining Areas
- Scenic Gardens
- Dining Room
- Wine Cellar



DESCRIPTION

Property 256 - CITTÀ DI CASTELLO

9 Suites

Location and Surrounding Area

Perched in the hills of Ronti, near Città di Castello, Property 256 boasts stunning views over the Tiber Valley and the Umbrian landscape. Just 20 minutes from Città di Castello, the villa offers easy access to its mediaeval charm and local culture. Nearby Perugia provides excellent shopping and historical sites, while picturesque Tuscan villages like Cortona are less than an hour away. This prime location combines tranquil seclusion with convenient access to Italy's rich cultural and historical treasures.

Città di Castello, a captivating mediaeval town in Umbria, is renowned for its rich historical and artistic heritage. Highlights include the Gothic Palazzo dei Priori, the Romanesque Cathedral of San Florido, and the Museum of Città di Castello, which features an exceptional collection of Renaissance art. Visitors can enjoy the town's picturesque piazzas and stunning frescoes by Alberto Burri. With its blend of history, culture, and vibrant local ambiance, Città di Castello offers an enchanting experience for travellers.

Cortona, a charming Tuscan hill town, is renowned for its stunning panoramic views and rich historical heritage. The town's narrow, winding streets lead to historical treasures such as the 13th-century Cathedral of Cortona and the Etruscan Museum, which showcases artefacts from the region's ancient past. Visitors can wander through the lively Piazza della Repubblica, savouring local cuisine and shopping for unique crafts. Cortona's scenic landscape with its rolling hills and vineyards provides a breathtaking backdrop.

Arezzo, a historic city in Tuscany, boasts a rich cultural heritage and stunning architecture. The city's centrepiece, the grand Cathedral of Arezzo, features impressive frescoes and intricate design. Visitors can explore the mediaeval Piazza Grande, renowned for its vibrant atmosphere and antique shops. Arezzo is also home to the Casa Vasari, the residence of the famous Renaissance artist Giorgio Vasari, and the Church of San Francesco, known for its frescoes by Piero della Francesca.

Gubbio, a beautifully preserved mediaeval town in Umbria, enchants visitors with its historic charm and stunning architecture. Dominated by the impressive Palazzo dei Consoli, the town's main square, Piazza Grande, offers panoramic views of the surrounding landscape. Gubbio is also known for its Roman Theatre and the fascinating Museo Civico, which houses a rich collection of Etruscan artifacts. The annual Corsa dei Ceri festival adds a vibrant local tradition to the town's cultural scene.

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The Property

Perched high in the hills of Umbria, just 20 minutes from Città di Castello, Property 256 is a luxurious 18th-century estate that offers an unparalleled experience of refined living in the heart of Italy. With its 9 exquisite suites, this exclusive retreat accommodates up to eighteen guests, providing an opulent escape surrounded by the natural beauty of the Umbrian countryside. The villa's fifty-acre estate, featuring olive groves, citrus trees, and vineyards, perfectly embodies the harmony between luxury and nature.

The estate's outdoor spaces are nothing short of breathtaking, offering guests numerous opportunities to bask in the beauty of the surrounding landscape. The expansive hillside lawn and terraces provide stunning panoramic views of the Tiber Valley and the rolling hills beyond. Guests can relax by the large invisible-edge pool, where the horizon seems to blend with the distant mountains. The estate's gardens are filled with the scents of citrus and olive trees, adding to the sensory delights of the surroundings.

Dining al fresco is a highlight at Property 256, with the estate's terraces and lawns offering perfect settings for enjoying meals prepared by Chef Patrizio. The chef sources much of the ingredients from the villa's own gardens, ensuring fresh, hearty Umbrian-Mediterranean cuisine that can be savoured

against the backdrop of the ever-changing colours of the landscape. For those cooler evenings, the candlelit dining room with its vaulted ceiling offers a romantic and intimate dining experience.

Step inside Property 256, and you are greeted by a world of elegance and sophistication. Each of the three floors features its own art-filled living room, adorned with a curated selection of books. From rare garden books to biographies of historical figures, the reading materials offer a glimpse into a highly civilised world. The interiors are a testament to craftsmanship, with Florentine artists having spent over two years creating masterful faux surfaces, intricate ceiling patterns, and unique colour schemes for each room.

The villa's nine suites, including seven in the main palazzo and two in a charming palazzina below the house, are sanctuaries of comfort and style. High ceilings, exposed beams made from reclaimed wood, and large windows that open to the hillside breezes characterise each suite. The rooms are furnished with English-made linens with a silk content, ensuring a luxurious sleeping experience. The bathrooms are grand, some featuring old-fashioned bear-claw tubs, and all are designed to offer a sense of indulgence.

Dining at Property 256 is an experience. Chef Patrizio's creations, inspired by the rich culinary traditions of Umbria, are a highlight of any stay. Guests can enjoy cooking classes led by the chef, learning to make homemade pastas and breads in a fun and engaging environment. The estate's wine cellar, illuminated by grand chandeliers, offers an impressive selection of wines, perfect for pairing with the meals or enjoying during a quiet evening.

For those seeking relaxation and rejuvenation, the villa offers a range of activities, from lounging by the pool to taking long walks on the hillside trails. The estate also features a fitness room and a resident masseuse, who is renowned for her exceptional massage treatments. Whether reading on the south-facing lawn or exploring the nearby villages, guests will find endless opportunities to unwind and enjoy the beauty of the Umbrian and Tuscan countryside.

PHOTOS















