



Property 457



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

Number of beds: 14

Bedrooms: 7

FEATURES

- 6 Double / Twin rooms
- 1 Suite with double bedromm and two single sofa-beds
- 7 Bathrooms
- The estate is surrounded by lush forests, frame olive groves and vineyards
- Garden
- An elegant and secluded swimming pool
- Equipped professional kitchen
- Laundry room
- Fireplace
- Sat TV, DVD player, WI-FI internet connection
- Air conditioning and heating
- Parking



DESCRIPTION

Property 457 – Castagneto Carducci – Tuscany Coast

7 Bedrooms (6 double, 1 suite) – Pool

The Relais of Property 457 is located in Western Tuscany, along the coast of the Upper Maremma, an area noted for its Granducal history. The estate, bordering the village of Bolgheri, is set among the hills of Bibbona, in a highly-acclaimed wine growing region celebrated for its unique “terroir.” Castles and watch towers, surrounded by lush forests, frame olive groves and vineyards that reach down to the Tyrrhenian Sea. The Island of Elba, just off the coast and facing the estate, offers protection from strong sea winds.

The Relais dates back to the 18th century, during which time it was used by the Accademia dei Georgofili, an agrarian research institute founded by Leopold II in 1753, as a base from which to study the local agriculture. In subsequent periods, the building was used for a variety of purposes before being completely restored by us. The style of the Relais, combined with its exceptional position, offers a truly enchanting atmosphere.

Opened in the spring of 2006, the Relais is an extraordinary place, combining the elegant simplicity of a Tuscan farmhouse, perched atop the hills of the Magona forest, with singular views sweeping over the 80 hectares of the estate vineyards and down to the luminous blue water of the Mediterranean. The grounds of the Relais, consisting of one garden after another, provide a feeling of tranquillity that becomes increasingly private as one moves from one bucolic corner to the other. The landscape of the Relais harmonizes perfectly with the surrounding Tuscan countryside. An elegant and secluded swimming pool is framed by towering cypresses, whose reflections dance across the water, creating yet another escape on the grounds and promising unforgettable moments of relaxation. Here, from aromatic herbs to traditional garden blooms, from olive trees to the classic lemon grove, the sights and smells of Tuscany permeate.

Developed by a team of important Italian architects, the house has the feel of a private villa. Guests are immediately welcomed into an open central salon with an impressive vaulted ceiling. From here, one can move easily among several charming seating areas. The relaxed elegance of the furnishings and decoration strikes the perfect balance between comfort and refinement.

The villa is based on three levels. The villa has 2 accesses on the ground floor the first is by a covered terrace facing on the wonderful vineyard, the garden and in the distance the beautiful coast. The French windows lead into a huge living area. On the ground floor there are 6 different areas all connected: two living areas, a breakfast area, a dining area, a card and games area and a reception area. On the opposite side there is another entrance, with a large service bathroom and then a professional kitchen. A marble staircase will lead you on the second floor. Here is a wide hallway with elegant frescoes on the wall and doors leading to the four bedrooms: a suite composed of a sitting room with two sofas, which can be converted into beds, and a spacious bedroom with double canopy bed. There is a breath-taking view of the sea; a double bedroom and en suite bathroom with tub; 2 twin bedrooms with large en suite bathrooms with tub. All four bedrooms are located at the corners so they have two windows in each. The rooms all differ from one another in terms of colour, style, location and view. Most are decorated with frescoes depicting the surrounding countryside.

The stairway comes up to the third floor. Here is a TV room and three more bedrooms. These all have twin beds and en suite bathrooms with shower. This floor also gives access to the laundry room and the staff quarters.

Some of the rooms have been extensively painted by local artists. Pastoral scenes highlighting native flora and fauna give a sense of place and celebrate this very special part of Tuscany. Every room has a large, luxurious bath of Carrara marble and local alabaster, underscoring the atmosphere of sober elegance found throughout the Relais.

PHOTOS





