

Property 10260



Number of beds: 14
Bedrooms: 7

Private Beach Access
The villa has exclusive access to a private fenced beach with cabana and parking space.The beach is about a 12-minute drive from the villa.

Pets Allowed
The villa is pet friendly.

Air Conditioning Throughout
Air conditioning available throughout the villa except in the kitchen.Included in the rental price.

Air Conditioning In The Bedrooms
Air conditioning available in five of the seven bedrooms.Included in the rental price.

Hair Dryer In The Bathrooms

Tennis Court

Crib

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

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 in the Bolgheri wine area, just a stone's throw from the most famous wineries.

Mattress sizes and bed dimensions
7 Bedrooms (for up to 14 guests).Ground Floor:- Double bedroom with queen-size bed (or twin room) with en-suite bathroom with shower.First Floor:- Double bedroom with king-size bed and en-suite bathroom with tub.- Double bedroom

with queen-size bed and en-suite bathroom with tub.- Double bedroom with queen-size bed and en-suite bathroom with tub.- Twin room (can be converted into a double bedroom with queen-size bed) and shared bathroom with tub.- Twin room (can be converted into a double bedroom with queen-size bed) and shared bathroom with tub.- Double bedroom with queen-size bed and en-suite bathroom with shower.

Parking Space
Parking space for up to 10 cars inside the property.

Swimming Pool
11 x 6 m.Depth:Â 1,20 toÂ 3,00 m.

Heating
Convectors.Included in the rental price.

High Chair

Cook Service
Cook service available for lunch and dinner.

Housekeeping
Daily housekeeping. Included in the rental price.Weekly (once a week) change of bed linen and bath towels.Daily change of pool towels.During the day, one staff member will be always available.

Staff living on site
â€‹AÂ two-bedroom apartment dedicated to the staff is part of the villa. It has its own and seperate entrance.Please note that at least one member of staff will stay overnight and that at least one member of staff 24/7, therefore there is no need for alarm settings.

Satellite TV

Ceiling Fans

Countryside View

Sea Views

Wi-Fi

Insect Screens

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

FEATURES

- 7 Bedrooms
- 5 En-Suite Bathrooms + 2 Adjacent Bathrooms
- Swimming Pool
- Fully Equipped Kitchen
- Living Room
- Dining Room
- Ground-Floor Staff Apartment
- Landscaped Gardens
- Spacious Portico With Dining Areas
- Tennis Court
- Fireplace
- Air Conditioning
- Wi-Fi
- Satellite TV and DVD Player
- Automatic Gate
- Outdoor Lighting
- Parking for Up to 10 Cars
- Full-Time Staff Included
- Subject to Request and Availability: Use of the Owner's Private Beachfront Facilities on the Beautiful Bolgheri Beach





DESCRIPTION

Property 10260 - BOLGHERI

7 Bedrooms

Location and Surrounding Area

The Property
Located close to the village of Castagneto Carducci, Property 10260 enjoys a privileged position with excellent connections to some of Tuscany's most celebrated destinations. Offering breathtaking 360-degree views over the surrounding landscape, Property 10260 is a 19th-century farmhouse set atop a hill and nestled within 35 hectares of private land. Property 10260 comprises 7 bedrooms: 5 double bedrooms with en-suite bathrooms and 2 double bedrooms with adjacent shared bathrooms, accommodating up to 14 guests.

The outdoor spaces are truly exceptional and designed for refined yet relaxed living. The landscaped gardens, created by an award-winning garden designer, frame the villa with natural beauty and structure. A spacious portico offers an idyllic setting for al fresco dining, featuring two tables seating 10 guests comfortably and a single larger table seating 14. The estate further benefits from a stunning swimming pool (6 x 11 m) and a red clay tennis court, perfect for leisure and recreation.

The property has been recently and meticulously restored, radiating understated elegance and timeless charm. Inside, Property 10260 is equally inviting, blending rustic character with refined comfort. The interiors include a welcoming living room, a fully equipped kitchen, and an elegant dining room designed for memorable gatherings. The bedrooms are thoughtfully arranged to ensure both privacy and comfort, with en-suite and adjacent shared bathroom configurations that maintain a sense of ease and exclusivity.

All bedrooms are equipped with both air conditioning and heating units. A separate ground-floor apartment with independent access at the rear of the property accommodates the full-time staff, which comprises a professional cook, two housemaids, and a gardener responsible for the daily maintenance of the grounds and swimming pool. Subject to request and availability: guests also enjoy private access to the beach, just 12 minutes away, complete with private cabanas, changing rooms, showers, and sun loungers.

PHOTOS



























