

Property 10646



Number of beds: 6
Bedrooms: 3

Bathrobes and Slippers
Available for all guests.

Pets Allowed
Pets of all sizes are welcome. We kindly ask that they are not allowed on beds or sofas.

Air Conditioning Throughout
Included in the price.

Air Conditioning In The Bedrooms
Included in the price.

Hair Dryer In The Bathrooms

Barbecue

Fireplace

Crib

Stereo system and DVD

Fibre Internet

Internet in the garden and common areas

Close to a vineyard or winery
Within the estate lies a charming vineyard where wine tastings are organised. Guided tours of local wineries are also available.

The Villa is Less Than 15 km From a Golf Course
The villa is located about 2.5 km from Antognolla Golf.

 Dishwasher

 Washing Machine

Mattress sizes and bed dimensions
3 double bedrooms with king-size beds.

Bath amenities
Soap, shower gel, shampoo and body lotion.

Nearby
The nearest restaurant is Il Caldaro, located within the estate, about a 15-minute drive away. There are also several other restaurants in the surrounding area at a similar distance. The closest supermarkets, cafés and public offices are in the towns of Umbertide and Pierantonio, both approximately 10–15 minutes away by car.

 Parking Space
On-site parking within the property for three cars.

 Swimming Pool
13 x 5 m.Depth: 1,50 m.

 Heating
Heating with fan coils. Included in the price.

 Heated Pool
Pool heating is not included in the price and is charged based on consumption; it is available upon request. The service is not available from November to April and is subject to weather conditions.

High Chair

 Concierge Service
Daily concierge service from 9:00 am to 7:00 pm, available for emergencies outside these hours. Included in the price.

 Housekeeping
Daily cleaning service between 10:00 am and 1:00 pm, 6 days a week (excluding Sundays and public holidays). The service includes tidying of bedrooms and bathrooms, as well as a quick clean of the kitchen. For stays longer than one week, a more thorough cleaning is provided once a week. Included in the price.

Smart TV

Mattress topper

 Satellite TV

 Outdoor Hot Tub
Heated Jacuzzi. Included in the price.

 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 Civetta is 34 km from Perugia San Francesco d'Assisi Airport, 178 km from Florence Amerigo Vespucci Airport, 202 km from Rome Fiumicino Airport, and 231 km from Pisa Galileo Galilei Airport. La Bruna is 12 km from the villa, Perugia is 22 km, Gubbio is 38 km, Città di Castello is 40 km, Deruta is 49 km, Assisi is 52 km, Spello is 54 km, Foligno is 60 km, Todi is 75 km, and Montefalco is 77 km. Golf lovers can enjoy the Antognolla Golf Course, less than 3 km from the villa.

FEATURES

- 3 Double Bedrooms
- 3 En-Suite Bathrooms + 1 Guest Bathroom
- Infinity Pool
- Furnished Poolside Area
- Well-Equipped Kitchen
- Sitting Room with Fireplace
- Dining Room
- Outdoor Dining Area Under a Pergola
- Outdoor Lounge Area
- Heated Jacuzzi
- Barbecue Area
- Teak Hammock
- Landscaped Garden
- Air Conditioning (in All Bedrooms)
- Central Heating
- Laundry Room
- High-Speed Wi-Fi
- Smart LCD TV (with Sky Satellite and Sports Channels)
- Bluetooth Sound System
- Dishwasher
- Oven and Microwave
- 2 Fridges
- Hairdryers
- Private Parking





DESCRIPTION

Property 10646 – LA BRUNA – PERUGIA

3 Bedrooms

Location and Surrounding Area
Property 10646 is nestled near La Bruna, just a short drive from Perugia, in the serene Umbrian countryside. Perched on Monte Santa Croce, it offers 360° views over the beautiful Tenuta Murlo Estate and surrounding hills. This elevated location provides a peaceful retreat, while being close to historic towns like Assisi, Spello, and Perugia, perfect for exploring the region's culture and charm. It's the ideal spot for those seeking privacy, tranquillity, and easy access to the best of Umbria.

Perugia, the capital of Umbria, blends medieval charm with modern vibrancy. Its historic centre is filled with cobbled streets, piazzas, and impressive landmarks like the Palazzo dei Priori and Fontana Maggiore. The city's artistic heritage is showcased in works by Perugino and Raphael, found in churches and museums. Perugia also hosts the famous Umbria Jazz Festival, drawing music lovers worldwide. With its lively cafes and buzzing nightlife, Perugia offers a perfect mix of history, culture, and contemporary energy.

Gubbio, nestled on the slopes of Mount Ingino, is a town steeped in history and charm. Its medieval architecture, winding streets, and stunning views create a unique atmosphere. Highlights include the impressive Palazzo dei Consoli and the ancient Roman Theatre. Gubbio is famous for La Festa dei Ceri, an ancient festival that fills the town with energy each year. With its rich cultural heritage and picturesque setting, Gubbio offers a glimpse into Umbria's past while providing a peaceful retreat.

Città di Castello, located in the upper Tiber Valley, is a charming town known for its beautiful historic centre and artistic heritage. The town is home to impressive Renaissance and medieval architecture, with highlights such as the Palazzo dei Priori and the Church of San Francesco. Art lovers will enjoy the Pinacoteca Comunale, showcasing works by local artists. Surrounded by lush countryside, Città di Castello is the perfect destination for those seeking both cultural experiences and natural beauty.

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The Property
Perched atop Monte Santa Croce, Tenuta Murlo - Property 10646 is an exceptional villa offering an unparalleled experience in the heart of the Umbria countryside, near La Bruna, Perugia. This beautifully restored villa combines timeless charm with modern luxury, providing a perfect escape for those seeking tranquillity and breathtaking views. Its prime location provides 360° panoramic views over the Tenuta Murlo estate. With three double bedrooms with en-suite bathrooms, Property 10646 accommodates up to six guests.

Surrounded by a private, fenced, and landscaped garden, the villa boasts a luxurious infinity pool that appears to float above the valley, offering an idyllic spot to unwind. A heated Jacuzzi and sun loungers create an inviting space for relaxation by the pool, while a paved terrace in front of the villa provides both lounge seating and an outdoor dining area seating eight under a pergola. The villa also includes a barbecue area. The teak hammock offers a peaceful spot to enjoy the tranquillity of the surroundings.

Inside, the villa combines rustic modern elegance with natural, neutral tones and light wood throughout. On the ground floor, a spacious sitting room with a fireplace invites relaxation, while the dining room opens to the outdoor dining area. The well-equipped kitchen, complete with dishwasher, oven, two

fridges, and microwave oven, offers everything needed to prepare delicious meals, and includes a small wooden table for intimate breakfasts. A guest bathroom and laundry room add convenience.

On the first floor, the three elegantly appointed bedrooms, each with en-suite bathrooms and showers, are designed with light, neutral colours to enhance the airy feel. Two of these rooms feature super king-size beds (200x200), which can be transformed into twin beds. The third bedroom is furnished with a king-size four-poster bed (185x200). All bedrooms are equipped with air conditioning. Additionally, the first bedroom with the super king-size bed has external access.

PHOTOS



























