

Property 1557152204



Number of beds: 8
Bedrooms: 4

Bathrobes and Slippers
Available for all guests.

Pets Allowed
Pets of all sizes are welcome.

Air Conditioning Throughout
Included in the price.

Air Conditioning In The Bedrooms
Included in the price.

Hair Dryer In The Bathrooms

Dryer

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 11 km from Antognolla Golf.

 Dishwasher

 Washing Machine

Mattress sizes and bed dimensions
4 Double bedrooms.Main Villa:2 Double bedrooms (with king-size bed; 200x200 cm).Annex:2 Double bedrooms (with king-size bed; 200x200 cm).

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

Nearby
The nearest restaurant is Il Caldaro, located within the estate, about a 5-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 10-25 minutes away by car.

 Parking Space
Parking space for four cars.

 Swimming Pool
Infinity pool.4 x 14 m.Depth: 1,50 m.

 Heating
Underfloor heating. 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 a.m. to 7:00 p.m., available for emergencies outside these hours. Included in the price.

 Housekeeping
Daily cleaning service between 10:00 am. and 1:00 pm. 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 Ibis is 25 km from Perugia San Francesco d'Assisi Airport, 181 km from Florence Amerigo Vespucci Airport, 220 km from Rome Fiumicino Airport, and 242 km from Pisa Galileo Galilei Airport. La Bruna is 4 km from the villa, Perugia is 20 km, Gubbio is 37 km, Città di Castello is 38 km, Deruta is 44 km, Assisi is 43 km, Spello is 45 km, Foligno is 51 km, Todi is 66 km, and Montefalco is 68 km. Golf lovers can enjoy the Antognolla Golf Course, just 5 km from the villa.

FEATURES

Main Villa:

- 2 Double Bedrooms
- 2 En-Suite Bathrooms (with Shower)
- Well-Equipped Kitchen with Dining Room
- Living Room with Fireplace
- Fridge
- Dishwasher
- Oven and Microwave
- Smart LCD TV with Sky Satellite TV
- Bluetooth Sound System

Dépendance:

- 2 Double Bedrooms
- 2 En-Suite Bathrooms (with Shower)

- Infinity Pool
- Furnished Poolside Area
- Outdoor Heated Jacuzzi
- Outdoor Lounge Area
- Outdoor Dining Area
- Barbecue and Wood-Fired Pizza Oven
- Pool Cottage
- Laundry Room
- Private, Fenced Garden
- Furnished Panoramic Terraces
- Parking Area





DESCRIPTION

Property 1557152204 - LA BRUNA - PERUGIA

4 Bedrooms

Location and Surrounding Area
Immersed in the peaceful Umbrian countryside characterised by gentle hills and green plains, this exclusive four-bedroom property offers complete privacy and is ideally located to explore the region's cultural highlights and natural wonders. Perfectly positioned with panoramic views, Property 1557152204 represents the ultimate base for day trips to Umbria's most beautiful towns and provides a unique opportunity to admire its iconic landscape while soaking up the region's incredibly rich historical and cultural heritage.

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
Surrounded by nature and immersed in a landscape of exceptional beauty, Property 1557152204 represents a perfect blend of Italian tradition and contemporary style in Umbria. The charming views of the surrounding countryside create a sense of peace and calm, making Property 1557152204 ideal for unwinding under the Umbrian sun. This magnificent property accommodates up to 8 guests with four double bedrooms with king-size beds and en-suite bathrooms split between the main villa and dépendance.

The property is surrounded by an exquisitely maintained garden featuring a heated infinity pool (14 x 4 meters) and an exceptional poolside area with comfortable sun loungers and deckchairs. Outdoors, in front of the pool cottage, you will also find a heated Jacuzzi for ultimate relaxation. The garden, offering a peaceful atmosphere and spectacular views, also includes a generous al fresco dining area with a barbecue, a wood-fired pizza oven and a large table for intimate meals and unforgettable sunsets.

Main Villa:
On the ground floor of the main villa, the living area features comfortable sofas and armchairs, with a fireplace for relaxing in the evening while enjoying a glass of Grechetto di Todi or hundreds of

international channels on the satellite TV. The rustic-meets-modern style extends to the spacious, well-equipped kitchen, which includes a dining room. On the upper floor, two light-filled double bedrooms each with a super king-size bed and en-suite bathroom with shower provide a serene retreat for restful nights.

Dépendance and Pool Cottage:
In front of the main villa, the dépendance offers two comfortable double bedrooms with super king-size beds and en-suite bathrooms with showers, split between two floors. The garden also includes an exceptional pool cottage with a spacious sitting room, comfortable sofas and armchairs, a dining table under a timber ceiling, a cooking area, and a laundry room to ensure a comfortable stay. Outside, it features a generous al fresco lounge area under a pergola and a heated Jacuzzi (2 x 2 m).

PHOTOS


























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