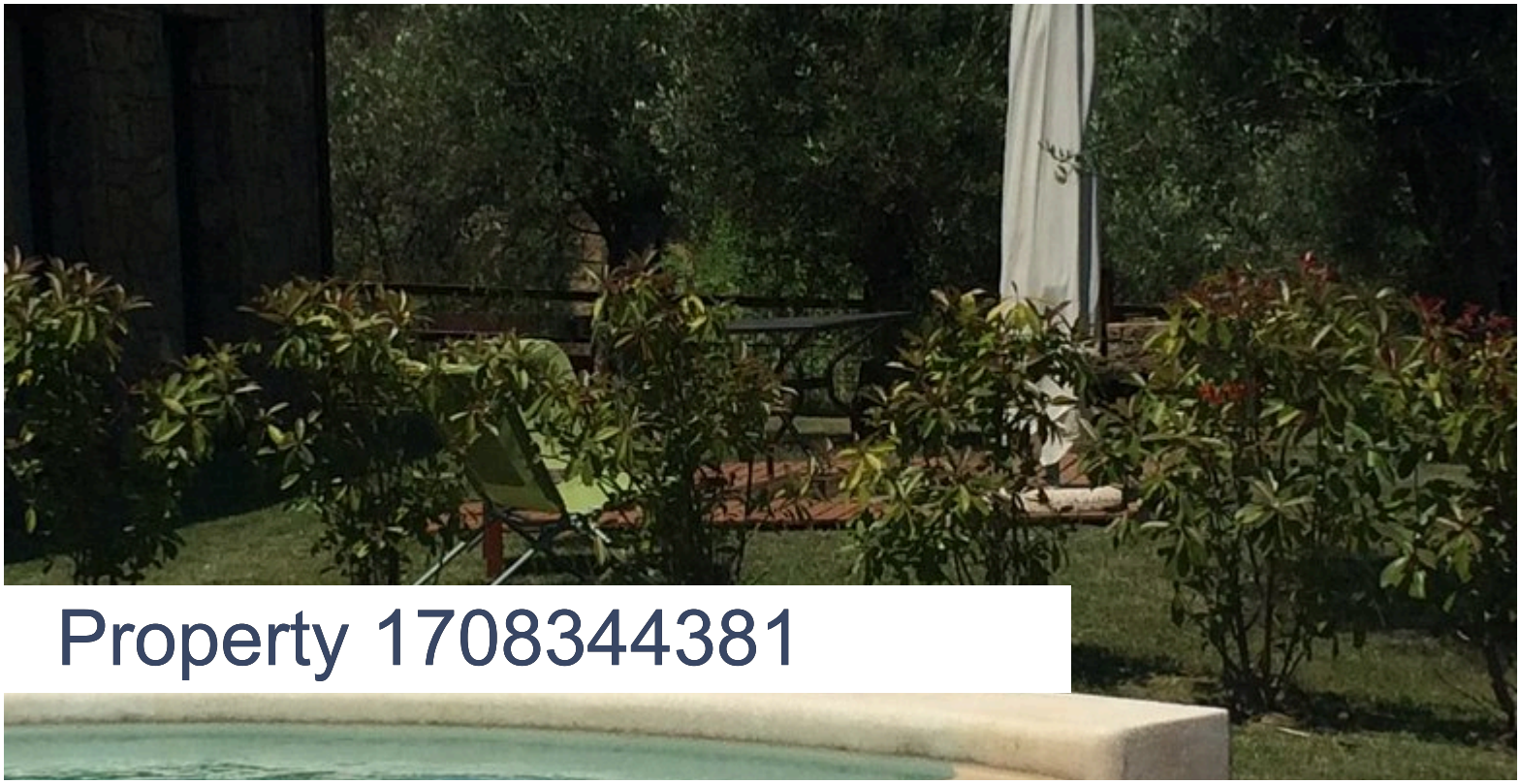


# Property 1708344381




**Number of beds:** 6 + 2
**Bedrooms:** 3

Barbecue

Close to a vineyard or winery

Swimming Pool

Countryside View

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

## NEARBIES

Villa Dolceacqua – Casale 2 is 69 km from Nice Côte d'Azur Airport, 162 km from Genoa Cristoforo Colombo Airport, 209 km from Cuneo Levaldigi Airport, 283 km from Turin Caselle Airport, and 333 km from Milan Malpensa Airport. The property is 8 km from Dolceacqua, 11 km from Ventimiglia, 17 km from Bordighera, 59 km from Imperia, 30 km from Sanremo, 45 km from Montecarlo (Monaco), 59 km from Nice (France), and 80 km from Alassio, and 93 km from Cannes (France).

# FEATURES

- 3 Bedrooms (2 Double Bedrooms + 1 Quadruple Room)
- 3 En-Suite Bathrooms
- Swimming Pool (Shared with the Other House)
- Furnished Poolside Area (Shared with the Other House)
- Fully-Equipped Kitchen
- Open-Plan Dining and Living Room
- Gardens with Outdoor Dining Areas
- Stone Barbecue





# DESCRIPTION

Property 1708344381

3 Bedrooms

Location and Surrounding Area
Nestled in the picturesque village of Dolceacqua, in the heart of the Ligurian countryside, this villa enjoys an enviable position offering both tranquillity and accessibility. Located just a short drive from the sparkling Mediterranean coastline, it provides a perfect balance between serene rural living and proximity to vibrant coastal towns. The villa is also ideally situated for exploring the French Riviera, with the glamorous town of Nice just an hour and a half away, and the luxurious Monaco and Cannes within easy reach.

Dolceacqua, a charming medieval village in the heart of the Italian Riviera, is known for its iconic stone bridge, Ponte Vecchio, spanning the Nervia River. Its narrow streets and ancient stone houses create a picturesque setting, while the Doria Castle offers stunning views from its hilltop position. The village is also famous for its wine, especially the renowned Rossese di Dolceacqua. With its authentic charm and peaceful atmosphere, Dolceacqua is the perfect destination to experience the beauty of the Ligurian countryside.

Ventimiglia, a lively town on the Ligurian coast, is known for its beautiful mix of historic charm and coastal beauty. Situated near the French border, it offers stunning views of the Mediterranean and the surrounding hills. The town's old quarter is a maze of narrow streets, with traditional markets and vibrant piazzas. Ventimiglia is also famous for its weekly open-air market, one of the largest in the region, where visitors can find everything from fresh produce to local crafts.

Bordighera, a charming town on the Italian Riviera, is known for its mild climate, beautiful gardens, and scenic seafront. The town features a lovely promenade lined with palm trees and vibrant flowers, offering stunning views of the Ligurian Sea. Its historic old town, with narrow alleys and traditional architecture, provides a peaceful retreat, while the nearby beaches are perfect for relaxation. Bordighera is also home to the famous Hanbury Gardens, with a rich variety of plants.

Villa Dolceacqua – Casale 2 is 69 km from Nice Côte d'Azur Airport, 162 km from Genoa Cristoforo Colombo Airport, 209 km from Cuneo Levaldigi Airport, 283 km from Turin Caselle Airport, and 333 km from Milan Malpensa Airport. The property is 8 km from Dolceacqua, 11 km from Ventimiglia, 17 km from Bordighera, 59 km from Imperia, 30 km from Sanremo, 45 km from Montecarlo (Monaco), 59 km from Nice (France), and 80 km from Alassio, and 93 km from Cannes (France).

The Property
Set within a stunning olive grove surrounded by vineyards, this charming estate offers guests two beautiful stone farmhouses that blend rustic charm with refined elegance. The interiors feature simple yet tasteful furnishings, with wooden floors and whitewashed chestnut ceilings, harmoniously combining stone and darkened iron accents. Each Casale includes three bedrooms (two double bedrooms and a quadruple room with a double bed and a bunk bed) for up to six adults and two children.

Between the two farmhouses, a stunning panoramic swimming pool awaits, equipped with large parasols, sunbeds, and plush garden mattresses, creating a serene and inviting space to unwind while taking in the breathtaking views of the surrounding landscape. The property spans five hectares, with three hectares dedicated to lush vineyards, set around 400 metres above sea level, nestled at the foot of the majestic Maritime Alps and just a stone's throw from the French border.

Each house boasts a front garden with a lush lawn and olive trees, featuring a dining area complete with a table and chairs, a barbecue, and comfortable sun loungers, ideal for relaxing and al fresco meals. Inside, each villa offers an open-plan dining and living room of about 50 sqm, complemented by a fully-

equipped kitchen on the ground floor, ensuring both comfort and convenience for guests during their stay in this serene Ligurian retreat.

Each farmhouse includes two double bedrooms on the first floor, and a spacious quadruple room with a double bed and a bunk bed on the ground floor. The bunk bed is hidden behind a metal partition wall in the same room. Like the living area and the kitchen, the quadruple bedroom also overlooks the garden. Each of the two bedrooms on the first floor is independently accessible via external stairs. All the bedrooms have an en-suite bathroom with a shower, and, in each bathroom, the toilet is separated by a door.

# PHOTOS





