

Property 1708344443



Number of beds: 14
Bedrooms: 7

Pets Allowed
Only small dogs are allowed, and this must be communicated at the time of booking.

Air Conditioning Throughout
Air conditioning is available throughout both the main villa and the annex, where each bedroom is equipped with a fan coil unit. Included in the price.

Air Conditioning In The Bedrooms
Air conditioning is available throughout both the main villa and the annex, where each bedroom is equipped with a fan coil unit. Included in the price.

Hair Dryer In The Bathrooms

Dryer

Barbecue

Fireplace

Safe
Safe available in all bedrooms.

Fibre Internet

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 located 3 km from Tenuta Monteti.

Dishwasher

Washing Machine

Mattress sizes and bed dimensions
7 double bedrooms, all featuring beds measuring either 160x190 cm or 160x200 cm. Three bedrooms are in the main villa and four are in the annex.

Nearby
The villa is located 9 km from Banca TEMA in Capalbio, 11 km from Banca TEMA in Borgo Carige, 11 km from Emi supermarket in Borgo Carige, 11 km from Le Burle café in Borgo Carige, 16 km from Felia Pharmacy in Capalbio Scalo, 16 km from Cafè del Mar in Capalbio Scalo, and 17 km from Carrefour Express in Capalbio Scalo.

Gym

Parking Space
Covered parking within the property for up to 10 cars, included in the price.

Swimming Pool
Organic swimming pool with waterfall.18 x 7 m.Depth: up to 2,50 m.

Heating
Underfloor heating is available in the main villa with three bedrooms. In the annex, which houses four bedrooms, heating is provided by radiators connected to a central boiler, along with hot/cold fan coils in the bedrooms. Included in the price.

Housekeeping
Daily housekeeping (2 hours per day, from Monday to Saturday). Included in the price.

Smart TV

SPA
Spa with sauna, massage bed, and a full bathroom with double shower.

Staff living on site
A caretaker couple lives in a completely independent property, located near the villa but entirely separate and out of sight, approximately one hundred metres away.

Satellite TV

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

Tenuta di Capalbio is 57 km from Grosseto Airport, 123 km from Rome Fiumicino Airport, 199 km from Perugia San Francesco d'Assisi Airport, 210 km from Florence Airport, and 210 km from Pisa International Airport. The villa is 8 km from Capalbio, where you can easily access all the necessary services, Manciano is 20 km, Magliano in Toscana is 24 km, Montalto di Castro is 27 km, Orbetello is 31 km, Scansano is 36 km, Monte Argentario is 40 km, Pitigliano is 39 km, Grosseto is 56 km, and Siena is 129 km.

FEATURES

- 7 Double Bedrooms
- 7 En-Suite Bathrooms + 1 Guest Bathroom
- 1 Dedicated Staff Bedroom (Twin) with Bathroom
- Organic Swimming Pool with Waterfall
- Furnished Poolside Area
- Professional Kitchen with Wine Cellar
- Main Living Room with Fireplace
- Dining Room
- Covered Outdoor Lounge Area
- Covered Outdoor Dining Area
- Automatic Gates
- Covered Parking Area (10 Cars)
- Traditionally Planted Gardens
- Vegetable Garden and Chicken Coop
- Traditional Wood-Fired Oven
- Hobby Room
- Sauna with Shower Area and Relax Corner
- Laundry Room
- Air Conditioning (Throughout)
- Gym in the Garden





DESCRIPTION

Property 1708344443 - CAPALBIO

7 Bedrooms

Location and Surrounding Area
Tenuta di Capalbio enjoys an excellent location near the charming town of Capalbio, in the province of Grosseto. This picturesque area of southern Tuscany is known for its unspoiled landscapes, historic villages, and cultural heritage. The villa is close to the pristine beaches of the Tyrrhenian Sea and the rolling hills of the Tuscan countryside. Its proximity to Capalbio provides easy access to local restaurants, artisan shops, and the town's medieval architecture, making it the perfect base for a memorable Tuscan getaway.

Known for its beauty and history, Capalbio is a charming hilltop town in Tuscany. With its medieval walls and cobbled streets, it offers stunning views of the surrounding countryside and coastline. The town's historic centre features the Renaissance Church of San Nicola and quaint squares. A must-see is the Tarot Garden, an open-air art park created by artist Niki de Saint Phalle. With its scenery, delicious local food, and proximity to the sea, Capalbio is a perfect blend of culture, art, and natural beauty.

Nestled between two lagoons on the Tyrrhenian coast, Orbetello is a beautiful town with a rich history and scenic charm. Known for its unique location, surrounded by water, and connected to the mainland by a narrow strip of land, Orbetello offers picturesque views and a peaceful atmosphere. The historic centre is a delightful maze of narrow streets, piazzas, and elegant buildings, with highlights such as the Church of San Girolamo and the Spanish Fort.

Monte Argentario, a stunning coastal promontory in southern Tuscany, is renowned for its breathtaking landscapes and crystal-clear waters. The area is dotted with seaside villages like Porto Santo Stefano and Porto Ercole, each offering a blend of traditional Mediterranean charm and vibrant harbour life. The promontory is perfect for nature lovers, with scenic trails, secluded coves, and cliffs. Monte Argentario also boasts several beautiful beaches, ideal for swimming, sunbathing, and water sports.

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The Property
Nestled in the heart of the Tuscan Maremma, Villa Aglaia, one of the two villas of Tenuta di Capalbio, welcomes guests to an experience where nature, tradition and refined living harmoniously converge. With seven double bedrooms with en-suite bathrooms (plus a dedicated staff bedroom), Villa Aglaia can sleep up to 14 guests in absolute comfort and privacy. When combined with its sister Villa Galatea, the estate offers a total of ten bedrooms, making it the perfect retreat for large family gatherings.

The beach-style pool, with sculpted rocks and warm golden hues, feels like a hidden oasis emerging from the earth. Elegant reflecting pools bring movement and light, enriching the dialogue between architecture and nature. The shaded patio overlooking the pool is ideal for al fresco dining, while a traditional wood-fired oven sets the stage for unforgettable summer evenings beneath a starlit sky. A gym is available in the garden, housed in a glass structure, equipped with a treadmill, mats, some weights, and foam rollers.

In the main villa, spacious living areas, anchored by a majestic fireplace, create a warm and convivial atmosphere. The kitchen, with a wine cellar, is a celebration of Tuscan flavours. The main villa hosts three bedrooms, while the adjacent, separate dépendance offers an additional four bedrooms. The en-

suite bathrooms feature walk-in showers and carefully chosen finishes. A dedicated staff bedroom with twin beds and a private bathroom with shower is located on a raised level, ensuring privacy and convenience.

PHOTOS























































































