



FACTS

- Sleeps: 8 guests
- Prices: upon request
- Bedrooms: 4

SERVICES

- All linen and utilities
- Daily cleaning
- Concierge service
- Welcome pack and basic grocery upon arrival
- Pool and garden maintenance
- End of stay cleaning

VILLA SIEN-2930 SIENNA, ITALY

DESCRIPTION

Rustic stone interiors, amazing garden views

The five-star hotel is the centre point of a collection of luxury villas, spread over the surrounding hillsides. More than forty hectares of vineyards is used to make a private label vintage available only on the estate. Also on the estate is an award-winning game reserve abundant with hare, pheasant, deer, wild boar and other natural wildlife. An extensive private trail system for hiking, biking and running leads through the vast Tuscan countryside. Siena is just 20 minutes east and Florence 45 minutes north. The coast and popular Volterra and Montalcino are within one hour's drive. The hotel provides everything to make life in the countryside a pleasure for owners and guests with a luxurious spa, pools and fitness centres, two restaurants for fine and casual dining and many activities to partake in throughout the estate.

The beautiful rental villa is the first of the restored farmhouses along the country road leading to the hotel. A courtly lane leads to the main residence with a long, open living area with exposed stone walls subtly sectioned off by arched doorways and windows. It is airy and open, yet very intimate with a traditional Tuscan fireplace. A large gourmet kitchen has the best equipment and wood burning stoves. The main residence is complemented by two beautiful guest homes which share a common courtyard. The villa is air-conditioned throughout, with top of the range electronics, including flat-panel satellite televisions and wireless internet.

Eight guests can be accommodated in four en suite bedrooms furnished with Callatini hand-painted beds and Frette bedding topped with Bagni di Volpi duvets. Contemporary baths with Philippe Starck fixtures, Carrara marble sinks and Bisazza mosaic tiles can be found in the bathrooms.

The courtyard leads to the infinity-edge pool whose ledge disappears off the hilltop over the vineyards below. The hand-set stone patio bathes in the glow of a forno a legna, or wood-burning oven. With views in every direction, especially over rolling countryside to the south-east, this neighbour to the top of the range hotel is one of the outstanding homes in all of Tuscany.



BEDROOMS

BR1: Double, en suite bathroom

BR2: Double, en suite bathroom

BR3: Double, en suite bathroom

BR4: Double, en suite bathroom

Extra beds for adults: at daily rate

Extra beds for kids < 12: free of charge

FACILITIES

- Flatscreen TV
- Wi-Fi
- Pool
- Parking
- Garden
- Air-conditioning

LAYOUT

Main House:

GROUND FLOOR:

Loggia

Living room, two lounge areas, fireplace, terrace access

Dining room, open-plan kitchen, garden access

FIRST FLOOR:

Sunroom (glass enclosed loggia)

BR1: Double bed, dressing room, en suite bathroom

Master suite:

BR2: Double bed, bureau, sofas, fireplace;

Small living room;

En suite bathroom on third floor

Guest House One:

FIRST FLOOR:

Living room, dining area

BR3: Double bed, en suite bathroom (bath, shower)

Guest House Two:

FIRST FLOOR:

Lounge area

En suite bathroom (bath, shower)

SECOND FLOOR:

Lounge area, bureau



BR4: Double bedroom

OUTDOORS:

Heated infinity-edged glass-tiled swimming pool
Courtyard, wood-burning oven (Forno)
Garden, parking

HOTEL, ESTATE FACILITIES:

Two restaurants
Lounge bar
Spa: pools, steam rooms, treatment rooms, traditional-, modern therapies
Boutique
Fitness centre: TechnoGym, personal trainers, yoga-, Pilate's classes
Heated infinity pool, pool terrace
Amphitheatre, chapel, venues for small/larger groups
Various terraces
Winery, vineyards, olive groves
Model Game Reserve

LOCATION

Nearest Airport:	Florence
Airport:	1 hours by car
Town:	10 KM
Golf course:	20 minutes by car
Sea:	1 hours by car

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PHOTO GALLERY



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PHOTO GALLERY

