



**CHIANTI
& MORE**

**PANZANO IN CHIANTI (Province of Florence)
REF. 352**

The fortified farmhouse is dating back to the 15th century. It was modified in the course of the centuries and has finally been completely restored by the current owner with great care and a respect has been shown in keeping the original layout and style to its former design.

The property is listed in many books as one of the most beautiful and architectonically most interesting houses of its kind. Today it belongs to an organic winery and offers five comfortable and well equipped apartments with modern bathrooms and kitchens. The gardens surrounding the villa are immaculately kept and well furnished. Help yourself in the vegetable garden where you may pick some fresh tomatoes and eggplants for your dinner. The large swimming pool (7x16) meter is for common use, but each apartment enjoys a private outside dining area.

The villa belongs to an organic winery which produces organic Chianti Classico wine and organic extra virgin olive oil.

A precious service is the possibility to get breakfast, lunches and dinners at the estate. Upon request.

Closest village	Panzano in Chianti (1 km), walking distance during day light
Distances	Greve 8 km, Florence 33 km, Airport 1 hour
Sleeps max.	
Apt. 2 – Torre	6 people
Bedrooms:	3 double bedrooms (of which one accessible over a steep staircase)
Bathrooms	3 full bathrooms of which two with shower, one with tub
Interior space	About 90 sqm
First floor	Living / dining room with big fireplace and exit to the private panoramic terrace; double bedroom, 2 bathrooms with shower, double bedroom with ensuite bathroom with tub; well equipped kitchen; a wooden staircase goes up to the third bedroom located in the old tower.
	This apartment enjoys a very special view from its own terrace and shows much of the original stone walls.

Patio and Garden	Wood beamed ceilings and typical Tuscan Terracotta floors. furnished private terrace, common outside areas
No. of apartments totally	5
Swimming Pool	Yes (16 x 7 m), furnished pool area, used by all guests at the estate Open from 1st May to 20th October from 8.30 h to 7 pm, depth 1,50 m
Views	Exceptional, on vineyards, olive groves and the rolling Tuscan hills
Location	Private
Pets	no
Parking lot	Yes
Kitchen equipment	refrigerator, dish washer, oven, refrigerator, American coffee maker, tea kettle, toaster
Washing machine	LAUNDRY SERVICE: ONLY from 8.30am to 10.30 am Laundry is picked up by your entrance door by our maids . Returned after 24 hours the latest. No wool, silk or leather. No dry cleaning . This service is offered free of charge to all our guests . DRYER : service available Euro 25 for each bag iron and ironing board in each apartment
Internet	wifi
TV	Yes (satellite) with four channels
DVD	yes
CD-Player	Yes and radio
BBQ	Charcoal BBQ in the garden to be shared by all guests, private use can be booked and is upon request
Weekly rates	1 April 2025 – 23 May 2025 Euro 2935.- / daily rate Euro 460.- min stay 3 nights
Apt. Torre	24 May 2025 – 26 September 2025 Euro 3015.- 27 Sept 2025 – 21 Nov 2025 Euro 2935.- / daily rate Euro 460.- min stay 3 nights

Included	<p>Electricity, use of swimming pool, wifi</p> <ul style="list-style-type: none"> • HEATING: independent heating system in each apartment (GPL gas). Reasonable usage of the heating is included in the rental price. • CLEANING: From 7 nights stay, change of bathroom towels by mid stay, change of bed linen by the 7th night. Less than 7 nights stay: 1 change of towels is provided only for 4 to 6 nights of stay. • SUPPLIES: We provide a few supplies to get you started: the kitchen will include some washing up liquid, a sponge, dish washer liquid soap and 2 kitchen-towel and 1 table cloth. • USEFUL ITEMS: 1 Hairdryer, 1 iron and iron-board are provided in each apartment of the villa. • ESSENTIALS: 100% cotton towels, linen, pool towels. • TOILETRIES: Our organic farm produced hotel courtesy set +toilet paper + 1 slippers each bathroom. • PROFESSIONAL TASTING GLASSES from our winery • VEGETABLE GARDEN – a vegetable garden with seasonal vegetables is at disposal of our guests from June to Sept. Usually veggies are picked by our gardener and left by the reception for our kitchen needs and guests use <p>you will find 2 bottles of our wines and 1 250 ml EVOO which will be charged only by consumption. Our maids will refill by request and check consumption by departure</p>
Exclusive and	<ul style="list-style-type: none"> • GOURMET BREAKFAST BASKET organic local products: Fresh cereal bread,

payable on the spot

butter, milk, eggs, fruit, natural yogurt, salami or sausages, homemade quiche or cake or frittata, cereal, honey or marmalade, cheese, fresh croissants. The tray will be delivered to your apartment daily: 8.30am to 10.30am. Euro 15 per person one time service - 1 week breakfast Euro 95 per person. For families: children over 8 years old Euro 8.00 - 1 week breakfast Euro 45.

- LUNCH, BRUNCH and WINE TASTING: book your experience here www.palagiodipanzano.com or by email activities@palagiodipanzano.com

- DINNER SERVICE: Book the dinner delivery service in your apartment, available Monday to Saturday for Min 2 adults from Euro 20 per person (2 courses + 1 bottle of wine every 2 persons included). Families: 2 adults and Children over 6 years old pay Euro 5,00 (1 dish).During the summer we offer wine dinners of different kind, if planned you will be informed by the reception.

- COOKING CLASS: From Monday to Saturday. It includes a hands-on course, lunch and wine tasting. Euro 160.- per person (course, lunch or dinner, and wine tour of the winery included)

- TAKE AWAY lunch or dinner: this service can be ordered by the reception or by whatsapp from MONDAY to SATURDAY.

- EVERY DAY CLEANING or EXTRA CLEANING Euro 30 per bedroom per day (1 Shower towel, 1 face towel, 1 bathroom carpet, 2 bed-linen, 4 pillow cases). To be booked at the moment of reservation.

- LAUNDRY SERVICE: service available from 8.30am to 10.30 am. Laundry is picked up by our staff by your entrance door. Returned after 24 hours the latest. No wool, silk or leather. No dry cleaning. This service is offered to all our guests.

- DRYER: service available Euro 25 for each bag

- On the table of the kitchen, you will find our wines and EVOO, which will be charged only by consumption. Our maids will refill by request and check consumption by departure.

- BARBECUE – to grill (with charcoal) for private use specify date and name on the blackboard. Pizza oven requires at least 3 hours to heat and a lot of wood. It is necessarily to book fairly in advance. Pizza oven = Euro 35,00

Breakage deposit

Euro 260.-

& More – History

The name of the property means “gentleman`s home”. In this case the gentleman was the famous Cavalier Luca di Totto di Panzano. In the 14th century he bought the tower (built in the 13th century), expanded the building and made it his residence. It first appears in the land registry in the year 1427.

No Air Conditioning, but very functional fans in all bedrooms.