



**CASTELNUOVO BERARDENGA (Province of Siena)
REF. 202**

Spacious and private villa with gorgeous views on the countryside of the famous Chianti region. Suitable for families, groups of friends and anyone who wants to enjoy the tranquillity of rural Tuscany. You will not forget the breathtaking panorama onto the towers of the art city of Siena which are only a short drive away.

| | |
|-----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Activities | Swimming, walking in the olive groves, wine tastings, visits of the art cities |
| Closest village | Vagliagli 1 km, Province of Siena |
| Distances | Castellina in Chianti 7 km, Radda in Chianti 8 km, Castelnuovo Berardenga 25 km, Siena 20 min, Airport 1,5 hours |
| Sleeps max. | Can be rented for 10 or 14 guests |
| Bedrooms | With 5 or 7 (6 doubles, 1 twin) |
| Bathrooms | With 5 or 7 (all with shower) |
| Villa | <p>Ground floor: two double bedrooms, 2 bathrooms with shower (independent entrance and access from the house – locked in case the villa is rented for 10 people with five bedrooms), fully equipped kitchen, bathroom with shower</p> <p>1st floor: fully equipped kitchen, spacious living room with fire place, dining area with dining table for 14 persons, exit to the terraces, A few steps lead to 4 double bedrooms (all can be converted into twins), 3 bathrooms with shower (of which one ensuite)</p> <p>top floor: 1 double bedroom (can be converted into a twin bedded room) with small terrace, 1 small bathroom with shower, sitting room</p> |
| Garden | lawn, barbecue |
| Swimming Pool | Yes, private, 14,8 m length, fenced |
| Views | Stunning view onto the Tuscan landscape |

| | |
|-----------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Location | private |
| Pets | no |
| Parking | yes |
| Kitchen equipment | Both kitchens with oven, refrigerator, dish washer, American coffee maker, microwave, wine refrigerator |
| Washing machine | yes |
| Internet | Yes, wifi |
| TV | Yes (satellite) |
| Safe | yes |
| Air Conditioning | yes |
| Wallbox E-cars | yes |
| Weekly rates | for max. 10 persons (use of 5 bedrooms) 28 December 2024 – 3 January 2025 Euro 4 January – 16 May 2025 Euro 17 May – 4 July 2025 Euro 5 July – 29 August 2025 Euro 30 August – 26 September 2025 Euro 27 September – 19 December 2025 Euro 20 December 2025 – 2 January 2026 Euro for max. 14 persons (use of 7 bedrooms) 28 December 2024 – 3 January 2025 Euro 4875.- 4 January – 16 May 2025 Euro 4225.- 17 May – 4 July 2025 Euro 4875.- 5 July – 29 August 2025 Euro 6500.- 30 August – 26 September 2025 Euro 4875.- 27 September – 19 December 2025 Euro 4225.- 20 December 2025 – 2 January 2026 Euro 4875.- |
| Inclusive | Electricity, cooking gas, water, use of swimming pool, fire wood, final cleaning, wifi Internet |
| Exclusive and payable on the spot | Heating, telephone, fire wood, dinners upon request, tourist tax |
| Breakage deposit | Euro 500.- |
| & More | Dinners and additional cleaning service upon request |