



**CHIANTI
&
MORE**

**PANZANO IN CHIANTI (Province of Florence)
REF. 203**

Superb location in waking distance to the small and never crowded little town of Panzano, wonderful views onto the organic vineyards of the local wineries and good equipment!

Only a short walk from the medieval village of Panzano in Chianti with its picturesque Sunday morning market, there is this spacious villa which overlooks the most famous vineyards of the prestigious and panoramic "Conca d`oro". At the garden level there is an independent suite for two which is connected with the villa, but accessible also from the garden. The villa sleeps comfortably 12 persons and offers enough space for your group around the pool, in the dining area and in the flowering, well kept garden.

Activities	Swimming, walking, sightseeing, cooking (because of the well equipped kitchen)
Closest village	Panzano in Chianti (500 m), Province of Florence
Distances	Florence 31 km, Siena 31 km, Airport Florence 1 hour
Sleeps max.	12 persons
Bedrooms	4 double bedrooms. 1 twin bedded room, suite with double bed
Bathrooms	5 – all with shower, one also with jacuzzi
Villa	Ground floor: entrance, spacious living room with fire place and TV, dining room, spacious kitchen, covered dining area which opens to the terrace, double bedroom with ensuite bathroom (shower), sitting room with fire place 1st floor: 3 double bedrooms, 1 twin bedded room, 3 bathrooms of which one ensuite – all with showers, the ensuite bathroom with shower and Jacuzzi garden level: double bed, bathroom, sitting area
Garden	Spacious, well cared
Swimming Pool	Yes (12 x 6 m), chlorine reduced salt water pool
Views	Stunning view onto the vineyards and olive groves
Location	private
Pets	no
Parking lot	Yes, within the fenced property
Kitchen equipment	Oven, big refrigerator, freezer, dish washer, microwave
Washing machine	yes
Telephone	Yes

Internet	Wifi
Washing machine	yes
TV	2 Sat TVs
DVD	yes
CD player	yes
Weekly rates	All year round between Euro 5600.- and Euro 6200.-
Inclusive	Electricity, cooking gas, water, use of swimming pool, intermediate change of towels
Exclusive and payable on the spot	Heating, final cleaning Euro 100.-, additional cleaning service, dinners upon request, tourist tax Euro 2.- / per person over 14 years / max 7 nights
Breakage deposit	Euro 300.-
& More	Location!
	Spacious Parking within the fenced property (gate with remote control)
	Ceiling fans in all rooms