

# VILLA BONAPARTE

TRADITIONAL & UNIQUE | TRADITIONAL ITALY



**8 Bedrooms**



**16 Guests**



**POA**







- › Air Conditioning
- › Chef service available
- › For large groups
- › Gym
- › Heatable Pool
- › Infinity Pool
- › Near shops/restaurants
- › Near the beach
- › Romantic villa
- › Secluded location
- › With WIFI

"Impeccably restored to revive its former glory along the southern Tuscan coast this neo-classic aristocratic residence with heatable pool and gym offers its discerning guests the perfect relaxing retreat in one hectare of landscaped gardens and woodland, comprised between vineyard-coated hills and the Tyrrhenian Sea".

The villa is comfortable and elegant, combining a classic style with modern touches and the latest technology, it's full of light and the perfect venue for an exclusive holiday or private event, with stunning views of the Tuscan hills and the Mediterranean Sea on the horizon. Experience the best of Tuscany's lifestyle at this stunning property, just minutes from the seaside of the Southern Tuscan Coast easily and accessible from both Tuscany and Rome. Featuring the latest technology and luxurious amenities, this villa offers the perfect blend of relaxation and sophistication. Savour the flavours of the local wines while taking in the views of the hills and Mediterranean Sea. Explore the cultural riches of Florence and Siena or relax in the charming town of Bolgheri, brimming with typical restaurants and excellent wineries. The accommodation for 16+4 guests is arranged over four floors accessed via an internal staircase and a lift.

## ACCOMMODATION

### Ground floor:

Hall that opens onto the billiard room (left) and formal dining room (right), door to patio area with al fresco dining facilities.

Reading Room.

TV/ Cinema area with a high-tech television, SONOS System, Satellite TV.

Dining room area for 20 guests.

Fully Equipped Professional Kitchen with access to the staff quarters.

Laundry service area (for staff use only).

Fitness room/ gym.

### First floor:

Bedroom 1: King-size bed, en suite bathroom.

Bedroom 2: Queen-size bed, en suite bathroom, shower, living area, door to terrace.

Bedroom 3: Queen-size bed, en suite bathroom and shower.

### Second floor:

Bedroom 4: King-size bed, en suite bathroom and shower.

Bedroom 5: King-size bed, en suite shower room.

Bedroom 6: Queen-size bed/ twin beds, en suite shower room.

Bedroom 7: King-size bed, en suite bathroom and shower.

Lounge area with sofa.

### Top floor (tower not serviced by elevator):

Bedroom 8: King-size bed, stunning views. Private bathroom (underfloor level, yet private).

### Grounds:

30,000 m2 private grounds comprising landscaped gardens, lawn areas, olive grove. Private 14m x 7m heatable pool with infinity edge (depth: 1.5m; ladder; open May to October) with sunbathing terrace, sun loungers and parasols, pool house with bathroom, shower and massage area. Outdoor open and covered terraces, several al fresco dining areas and lounging areas. Greenhouse, large covered area for private events (at extra cost). Patio 200m2 with tables, chairs, sun lounge beds and tables for alfresco dining. Parking for 5 cars within the grounds.

## DISTANCES

Pisa airport: 1 hour.

Grosseto private airport: 1 hour.

Rome airport: 2.5 hours

Bolgheri: 30 mins.

Isola d'Elba (boat) from Piombino: 29 mins.

Volterra: 60 mins.

Lucca: 2 hours.

San Gimignano: 1.5 hour.

Siena: 110 mins.

San Gimignano: 100 mins.

Lucca: 114 mins.

Firenze: 2 hours.

Beach in Mariva (San Vincenzo): 14 km.

Beach in Barcaccina (S.Vincenzo): 12 km.

Golf of Punta Ala: 41 km.