



CHIANTI & MORE

PANZANO IN CHIANTI (Province of Florence) REF. 163

Elegant country style

The rambling 17th century farmhouse is located in the village of Panzano in Chianti and looks over the organic vineyards and olive groves of the famous Conca d'oro, one the best wine region within the Chianti Classico area. The views are magic and you will never get enough. The impressive stone-built villa with its traditional Tuscan architecture was exceptionally restored and divided into five spacious, luxurious apartments that meet highest standards for totally 28 guests. Each apartment is harmoniously furnished with antiques and Tuscan country-style pieces. Stylish fabrics and exquisite accessories complete the furnishing. Cosy bedrooms with beautiful iron beds and high quality bed linen create an outstanding atmosphere. All bathrooms are tastefully equipped. Each apartment has a private garden. The elegant swimming-pool (18 x 8 m) and a huge patio is shared. A separate meeting hall (suitable for meetings) and catering can be rented. Although the villa is privately located within old olive groves and wonderful vineyards, it is only a five minutes walk into the village of Panzano where there are shops, restaurants and wine bars. An invaluable advantage for relaxing vacation!

Closest village	Panzano in Chianti (500 m), Province of Florence
Distances	Greve 8 km, Florence 33 km, Airport 1 hour
Sleeps max.	28 persons
Apartments:	5 spacious apartments for 8, 8, 6, 4 and 2 people (description see below)
Bedrooms:	14 double bedrooms
Bathrooms	14 ensuite bathrooms
Interior space	About 755 sqm
Interiors	Each apartment enjoys its own well equipped kitchen and dining area, living

room, private terrace or garden

Apartment 1

Interior space about 250 sqm

Ground floor: Private terrace, 4 double bedrooms (in two wings of the apartment) all with their own bathrooms, large country kitchen with dining area, spacious dining room with fire place, living room with views of the valley, large furnished and covered loggia – the apartment is on one floor

Apartment 2

Interior space about 103 sqm

Ground floor: Private terrace, living and dining area with fireplace and fully equipped kitchen

First floor: Queen sized bedroom with views to the valley, 2 bathrooms of which one ensuite to the queen sized bedroom

Second floor (tower): Truly romantic large master bedroom with king-sized bed and sweeping views of the valley, its bathroom is at the floor below

Apartment 3

Interior space about 140 sqm

Living room with dining area and fully equipped kitchen divided by a large fireplace, bedroom with ensuite bathroom (shower) and entrance to the garden, bathroom

Two large bedrooms with king sized beds, of which one with ensuite bathroom, the second bathroom is private, but not at the same level of the bedroom

Apartment 4:

Interior space about 210 sqm

Ground floor: Large living room with a spiral staircase (built around an ancient stone column) leading to the upper floor. A few steps down: two double rooms with views and each with ensuite bathroom, kitchen with dining area with views to the valley

First floor: 2 double bedrooms of which one with king size bed and one with queen size bed – both with ensuite bathrooms

Apartment 5:

Interior space about 55 sqm

Ground floor: Charming 2 person apartment with kitchen/dining area and living area / fire place, bathroom with shower (also for handicapped), large bedroom with king size bed with views to the garden, pool, organic vineyards and olive groves – the apartment is on one floor

furnished private terraces, large furnished and covered loggia

Yes (18 x 8 m), furnished pool area

Exceptional, on vineyards, olive groves and the rolling Tuscan hills

Private

no

Yes

Big refrigerator, dish washer, oven, coffee maker – in each of the five apartments

Yes, washing machines and dryers in the laundry room

Yes – a land line is available in each of the five apartments

Yes, free wireless connection

Patio and Garden
Swimming Pool
Views
Location
Pets
Parking lot
Kitchen equipments
Washing machine
Telephone
Internet

TV	Yes (sat)
Weekly rate entire property	7 January 2024 to 28 March 2024 Euro 13.660.- 29 March 2024 to 2 April 2024 Euro 15.380.- 3 April 2024 to 30 Aprile 2024 Euro 13.660.- 1 May 2024 to 31 October 2024 Euro 15.380.- 1 November 2024 to 20 December 2024 Euro 13.660.- 21 December 2024 to 6 January 2025 Euro 15.380.-
Daily rate Entire property In case of a booking of 3 or 4 nights	7 January 2024 to 28 March 2024 Euro 2130.- 29 March 2024 to 2 April 2024 Euro 2405.- 3 April 2024 to 30 Aprile 2024 Euro 2130.- 1 May 2024 to 31 October 2024 Euro 2405.- 1 November 2024 to 20 December 2024 Euro 2130.- 21 December 2024 to 6 January 2025 Euro 2405.-
Inclusive	Electricity, cooking gas, water, use of swimming pool, mid week and final cleaning, use of wireless Internet, heating, Air Conditioning, fire wood, welcome gift at each apartment
Exclusive and payable on the spot	telephone, additional maid service, dinners upon request, meeting room, tourist tax Euro 2,00/per person over 14 years/max 7 nights
Breakage deposit & More	Euro 1000.- The village of Panzano is only a short walk away, tennis court available at the winery of the owners (about 2kms), the wine-cellar can be visited Air conditioning and screens in all bedrooms There are the outside areas with outdoor dining facilities for big groups The meeting room can be rented for a fee of Euro 250.- / day and seats up to 80 persons (equipment and catering are not included)