

# Villa Ginepri

Region: San Gimignano **Sleeps: 10**

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## Overview

This secluded 17th century casale has everything a Tuscan villa should: rustic architecture, verdant hayfields, even an outdoor brick oven. Villa Ginepri includes three apartments (with 5 bedrooms total), unified by stunning outdoor spaces. Your friends can rest, cook lunch, and lounge in separate quarters, then come together to dine in the loggia that looks out on the rolling Tuscan countryside.

The large (5000 sq m) garden will draw your guests into the Tuscan indoor/outdoor lifestyle. A sparkling blue pool (cleaned daily) invites you to float or lounge as you drink in the scenery. Food and wine lovers will adore the villa's proximity to the famed Chianti wine region. Options for catering, cooking demonstrations, yoga classes, and massage make this family villa a truly tailored experience.

Castel San Gimignano is the nearest town, a postcard-perfect spot with a few restaurants and shops. From here, a short drive can turn your villa holiday into so much more - seeing the art, museums and architecture of Volterra, or the beaches of Cecina just 45 km away. The Pisa and Firenze airports are only 50 km afield. It's clear this villa has access to the best of Tuscany, the best of Italy.

## Facilities

**Recommended** • Private Pool • Ideal for Teens • Internet • BBQ • DVD  
• Cot(s) • Rural Location • Walking/Hiking Paths • Wine Tasting • Golf  
Nearby • Outdoor Pursuit & Activities • Tourist Towns & Villages



# Interior & Grounds

## Farmhouse

Villa Ginepri is a 17th century farmhouse which has been carefully renovated to maintain its original features and is spread over two floors. The entrances to the rooms and apartments are from the veranda furnished with a long wooden table. The villa has 5 double bedrooms and 5 bathrooms with showers.



### *Ground Floor*

On the ground floor there are 3 bedrooms, 2 with satellite TV, 3 bathrooms, a spacious kitchen/dining room and a lounge with a fireplace and sat. TV. There is also a terrace with a long table seating 12 where you can enjoy a spectacular panoramic view of the surrounding countryside and watch the sun set.

### *First Floor*

An antique stone staircase on the veranda leads to the first floor which comprises 2 lounges with sat TV, 2 kitchens, 2 bathrooms and 2 bedrooms.

There is a well-equipped laundry room with a washing machine, iron and ironing board.

In the garden, just in front of the veranda, there is the old stone oven where you can bake bread or pizza.

## **Apartments**

### *Alabaster Apartment*

The spacious Alabaster Apartment sits on the ground floor with two entrances: one under the shared loggia and the other outside the farmhouse. The beautiful barrel ceiling made of volterrane, a traditional type of terracotta tiles, is a key feature of this apartment, with arches that separate the kitchen/sitting room area from the dining room and bedroom, with walk-in cupboards, while the divan in front of the fireplace can be converted into a comfortable double bed. The bathroom has a shower and windowed like the others. The apartment communicates with the Green Bedroom, which has its own bathroom and independent access, if this is preferred.

### *Rosso fiorentino Apartment*

This attractive apartment is painted entirely in the warm colour known as Florentine red. It is located on the first floor after climbing the ancient stone stairway under the shared loggia. It has a large sitting room with a divan that converts into a double bed. This opens onto the kitchen/dining room area, being separated from it by a curious fireplace, also painted Florentine red, and by a wall with passages that enliven the atmosphere that is characteristic for its ethnic furniture and ornaments. The romantic bedroom with its four-poster bed and an ample bathroom complete this apartment, which is perfect for an unforgettable stay.

### *Sunflower Apartment*

This first floor apartment sits at the top of the beautiful stairway and is warm and colourful like the flower from which it takes its name. The sitting room has an imposing fireplace in the corner that goes from floor to ceiling, right under the great wooden beams, with a divan that converts into a double bed, and is separated from the kitchen/dining area by a terracotta archway. The bathroom has a beautiful ceiling with a skylight, while the large bedroom has a superb view of the swimming pool.

### *The Green Room*

The Green Room can be used as an independent bedroom with entrance under the loggia, or it can be linked to the Alabaster Apartment. It is spacious and elegant with wooden beams and a luminous bathroom that has a window and an ample shower.

### *The Pink Room*

This bedroom is warm and welcoming, with antique furniture and wooden beams. It is equipped with a fridge and has a large bathroom with a window and an ample shower.

### **Loggia**

The splendid loggia, accessible from the apartments and rooms, is shared by the guests to enjoy the garden and spectacular landscape.

The Garden is 5000mq. There is a long wooden table with an antique bench and chairs to sit out and have breakfast and lunch in the shade.

### **Amenities**

- Washing machine, iron and ironing board. Each apartment has a clothes horse
- Satellite TV
- BBQ
- 3 Freezers, 3 dishwashers, 1 electric oven, 1 microwave oven , electric kettles, toasters, mokas, saucepans and Kitchenware
- Swimming Pool: 6m wide 12 m long and 2.20 m in depth, cleaned daily
- WIFI in the loggia
- Swimming pool, Dimensions: 6x12m Depth: 1.40 to 2.20m
- Cooking demonstrations
- Free yoga class
- Massages

## Location & Local Information

Villa Ginepri is situated only a few miles from San Gimignano, Volterra and Chianti, in a strategic position for those wanting to visit Siena, Florence, Pisa and the Cecina Valley, as well as those heading for the seaside.

The villa offers an array of leisure activities and facilities for guests including massages, horse riding, bike rentals, walking trails or sightseeing in the historical towns in the area.

### Location

- 5 km away is the village of Castel San Gimignano. In this village there is a restaurant and a small shop.
- Colle val d'Elsa or San Gimignano have all kinds of amenities.
- The nearest beach, Cecina, is 45 km away.
- Villa Ginepri is 50 km from Pisa Airport and Firenze Airport.



# Terms & Conditions

- Security deposit: €700. This is paid prior to arrival and will be refunded in full after departure subject to damage inspection.
- Arrival time: 4 pm onwards.
- Departure time: 10 am.
- Energy costs included?: Please enquire.
- End of stay cleaning included?: Please enquire.
- Pets welcome?: No pets allowed.
- Smoking Allowed?: No smoking in the property.
- Insurance: It is recommended that all guests take out insurance to cover against potential cancellation and any accidental damage caused during your stay at the property.
- Other Ts and Cs: Capacity: 12 (10 adults and 2 children).
- Changeover day: Saturday