

# Villa Orlandi

Region: Montepulciano **Sleeps: 15**

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## Overview

Villa Orlandi is sublime, set on 6 hectares of beautifully manicured grounds and nestled amongst the fairytale-like Val d'Orcia. The property is in an ideal location, just a few minutes' drive from Pienza, one of Tuscany's most beautiful towns. The property also features a state-of-the-art yoga and martial arts gym and large saltwater swimming pool. Fully-equipped with modern facilities (such as Wi-Fi and air conditioning), Villa Orlandi has retained its original farmhouse features with sturdy stone walls and exposed beams throughout. Colourful tiles, hard wood floors and period furnishings enhance the communal areas and bedrooms, making Villa Orlandi a truly welcoming space.

Villa Orlandi is made up of two apartments making travelling in large groups a breeze. Both apartments accommodate 7 guests across 4 bedrooms. The ground floor houses large living areas and kitchens, a single room with its own private bathroom and a double bedroom with en suite. The first floor contains a further two double bedrooms which both have private bathrooms. One en suite features a large spa bath while the other has a double shower.

Just 150 metres from the villa is a yoga hut with its own private bathroom and change room. A partly-housed saltwater lap pool completes the retreat-like atmosphere of the property. While the adults are finding their Zen the kids can sweat it out playing table tennis and badminton. At the end of the day everyone can gather on the terrace for a barbecue and game of cards watching the sun set over the rolling hills.

## Facilities

Private Pool • Indoor Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Pets Welcome • Hot Tub • BBQ • Table Tennis • DVD • Cot(s) • High Chair(s) • Rural Location • Walking/Hiking Paths • Wine Tasting • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages



# Interior & Grounds

## Apartment One

### Ground Floor

- Large living room
- Fully-equipped kitchen (two ovens, grill, dishwasher, microwave oven, kettle, fridge with freezer)
- Dining area
- Double/twin bedroom with en suite leading to the swimming pool
- Single bedroom with private bathroom with shower

### First Floor

- Double bedroom with en suite with Jacuzzi bath
- Double bedroom with en suite with double shower

## Apartment Two

### Ground Floor

- Large living room
- Fully-equipped kitchen (with two ovens, grill, dishwasher, microwave oven, kettle, fridge with freezer)
- Dining area
- Double bedroom with en suite with double shower
- Single bedroom with en suite with shower

### First Floor

- Double bedroom with en suite with spa bath
- Double bedroom with en suite with double shower

## Outside Grounds

- Saltwater swimming pool (22m x 4m), open approximately beginning of May to end-October. Partly covered (covering 6x4m)
- Yoga hut (140m<sup>2</sup>) with bathroom, changing room and washing machine
- Furnished terrace with barbecue

## Facilities

- Wi-Fi
- Air-conditioning
- Washing machine



- Nintendo Wii
- iPod dock
- Mosquito nets
- Table tennis
- Badminton

## Location & Local Information

This beautiful region of Tuscany has something for everyone with thermal springs, extraordinary scenery, oodles of history and culture and beautiful beaches a couple of hours away. Oh, and did we mention the wine? Tuscany is the top Italian destination for wine buffs with an incredible number of high quality vineyards. Those seeking an active holiday will find incredible hiking and cycling paths to explore.

The whole of the Val d'Orcia is on the UNESCO World Cultural Landscapes list, with undulating hills dotted with Romanesque monasteries and home to incredible thermal springs.

### A short drive away...

**Pienza** (5 km) is the perfect example of Renaissance architecture, rebuilt using a Renaissance Humanist urban design concept. Pienza's creation of the "ideal town" has played an important role in subsequent urban development in Italy and beyond and for this reason is a UNESCO World Heritage Site. Famous for its pecorino, Pienza holds a cheese festival every September with cheese rolling competitions always a mainstay of the program.

**San Quirico d'Orcia** (3 km) is located halfway between Pienza and Bagno Vignoni and boasts one of the most stunning roads in the whole of Tuscany. The village and the others that surround it, retain a medieval appearance set against the most magnificent landscape of luminous yellow wheat fields and green patchwork vineyards.

**Bagno Vignoni** (12 km) is the most beautiful of the local spa towns where, instead of a central piazza, there's a massive 16th century thermal pool! A canal flows from the spring over a cliff face creating an incredible warm waterfall that feeds down into a crystal clear pool. An incredible place to enjoy a leisurely dip!

**Montepulciano** (15 km) is a wine town well-known for producing robust Vino Nobile. It sits high on a hill with impressive views over the Val di Chiana and Val d'Orcia. Every August Montepulciano hosts the Calici di Stelle market, with vendors lining the streets showcasing wines of the region, traditional dishes and works by local contemporary artists.

## Local Amenities

Nearest Airport	<b>Florence (140km)</b>
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Nearest Airport 2	<b>Pisa (170km)</b>
Nearest Village	<b>San Quircio d'Orcia (3km)</b>
Nearest Town/City	<b>Pienza (5km)</b>
Nearest Bar/Pub	<b>Pienza (5km)</b>
Nearest Shop	<b>Pienza (5km)</b>
Nearest Restaurant	

## What Oliver loves...

- The massive yoga hut, big enough for group lessons with its own private bathroom and changing room
- The villa's incredible position overlooking the Val d'Orcia
- The uniquely-designed lap pool

## What you should know...

- The swimming pool isn't heated
- There are two extra single beds available for children, meaning the villa can sleep up to 16 guests (on request)
- This property is made of two apartments that are not internally linked

# Terms & Conditions

- Security deposit: €500 paid via bank transfer to the owner before arrival and refunded two weeks after departure, subject to full inspection.
- Arrival time: 4.00 p.m. - 7.00 p.m.
- Departure time: Before 10.00 a.m.
- Energy costs included?: Yes.
- Heating costs included?: Extra cost for heating and air-conditioning, paid locally.
- End of stay cleaning included?: Yes. However, guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.
- Linen & towels included?: Yes.
- Pets welcome?: On request only and with prior agreement with the owner.
- Changeover day: Saturday.
- 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: A baby cot is available at an additional cost (on request).
- Tax: Italian Visitors Tax payable locally in cash (typically costs €1-€3 per adult per night- please enquire if exact amount is required).
- Other Ts and Cs: Weddings, stag/hen parties and any special events are on request only and subject to prior arrangement with the owner and additional charges.
- Pool opening dates?: The pool is open approximately beginning of May to end-October, approximately. Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.
- Minimum stay: 7 nights (short breaks may be possible on request outside end-June to end-August).
- Other Ts and Cs: Two beds can be added on request for children up to 14 years old.