

Villa Sempione

Region: Lake Maggiore **Sleeps: 8 - 10**

Overview

Villa Sempione holds a fabulous lakefront position, set within a large park in a private paradise where complete privacy and tranquillity are guaranteed. The villa lies halfway between Arona and Stresa and close to the village of Belgirate so while you will feel a million miles from hectic everyday life, helpful amenities are never far away.

The warm and homely accommodation is set out on one level over a main villa and an independent guest cottage, located just across the pool, in total sleeping up to a maximum of ten guests. In the main villa, the living accommodation comprises of a sitting area, dining room and fully-equipped fitted kitchen which comes complete with all necessary amenities. Also in the main building area three double bedrooms and one twin, each boasting en-suite bathroom facilities.

There is an upstairs loft area which boasts a billiard table, electronic piano and an assortment of games. In the guest cottage is a handy kitchenette, a twin bedroom and bathroom, this area would be perfect two members of the group looking for a little more privacy, for example the grandparents.

The outside space is truly magnificent, with direct access to the lake, the villa even boasts its own helicopter, motor and sailing boats, perfect for exploring the beautiful lake from your own back garden! The large private pool is the perfect spot to soak up the sunshine and tranquil surroundings. A range of activities will keep the whole family entertained, these include a private 9-hole golf course and a full-size tennis court! The covered dining terrace is the perfect spot to unwind with your loved ones and dine al fresco on a feast made up of local delicacies after a long day of exploring Lake Maggiore.



Facilities

Wow Factor • Modern • Private Pool • Heated Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Walk to Village • Walk to Restaurant • <1hr to Airport • BBQ • Safety Deposit Box • All Bedrooms En-Suite • Tennis Court • Ground Floor Bed & Bath • Satellite TV • Bicycles Provided • Gym/Fitness Room • Games Room • Indoor Games • Outdoor Games • Table Tennis • DVD • Working Fireplace/Woodburner • Heating • Cot(s) • High Chair(s) • Toys • Waterfront • Golf Nearby • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages



Interior & Grounds

1) 10 guests = Villa + Independent Guest Cottage

2) 8 guests = Villa only

The Villa

Located in a peaceful area, Villa Sempione is a luxurious property which boasts 5 bedrooms and 5 bathrooms in the main house and the annexe. It can accommodate up to 10 people.

Main House

- Living room with antique fireplace, TV, DVD
- Dining room with dining facilities and access to terrace
- Kitchen with oven, hob, microwave, dishwasher, fridge/freezer and dining facilities
- Three bedroom with double bed and en-suite bathroom with shower, WC and washbasin
- Bedroom with twin single beds and en-suite bathroom with shower, WC and washbasin
- Loft area with billiard table, electronic piano and assortment of games

Independent Guest Cottage

- Kitchenette
- Bedroom with twin singles
- Bathroom with shower, WC and washbasin

Outside Grounds

- Private swimming pool, can be heated on request
- Tennis court with racket and balls
- 9-hole golf course
- Covered dining facilities
- Sun loungers
- Gardens with direct lake access

Facilities

- Hairdryer
- Washing machine
- Iron & board
- Motor boat (40Hp) without need for licence (fuel not included)
- Dinghy sailing boat
- Canoes

Location & Local Information

There's something magical about the lakes of northern Italy bordering Switzerland - the snow-capped mountains, elegant villas, charming villages and narrow glacial lakes, all of which make for a camera-ready scene of eye-popping beauty.

And Lake Maggiore, Italy's second largest lake, is no exception. Sleepy cobblestone villages, exceptional flowers, views over glittering waters, ethereal islands and the odd castle - it's no wonder such illustrious visitors as Byron, Shelley and Hemingway graced its very shores.

When the Simplon Pass train from Switzerland, one of the Alps most beautiful crossings opened, it meant easier access to this beautiful lake. And many visited for all its beauty, including its little islands located on the western arm of this stunning stretch of water: the tiny Isola Bella - a place of decadent parties for the nobility of Europe; Isola dei Pescatori with its population of just 50 people and a number of fabulous fish restaurants; Isola Madre featuring the most beautiful botanical flowers. The Borromean Islands are well worth a visit.

Inland, explore the pretty town of Stresa situated below the majestic peak of Mottarone and enjoy its many cafes, restaurants and bars - especially the ones with views out to the Borromean islands.

Why not take a cable car up Mottarone for a truly spectacular view across the Alps? Amble around the town of Verbania or Cannobio's lakefront piazza with its ancient buildings. Then there's picturesque Maccagno and Luino with its famous market - amongst many more on this enchanting lake that will quite literally take your breath away.



Local Amenities

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| Nearest Airport | Milan Malpensa (37 Km) |
| Nearest Airport | Bergamo Orio al Serio Airport (115 km) |
| Nearest Village | Lesa (1 km) |
| Nearest Town/City | Stresa (10 km) |
| Nearest Restaurant | Restaurant & Cafes (1 km) |



Nearest Supermarket

**Supermarkets & Shops
(1 km)**

What we love

- Unbeatable location right on the shores of Lake Maggiore with direct lake access and your very own motor boat is included in the rental price!
- Both bicycles and canoes are available to use at the property and are fantastic family-friendly outdoor fun, whether you prefer to explore the beautiful area on land or water!
- Arrive in style: the villa operates a helicopter service on demand - it's only 15 minutes from the airport to the villa for up to 4pax (hand luggage only) with champagne on arrival at €900.

What you should know...

- The accommodation is set out over one level and across a main villa and guest cottage which might not suit everybody
- The owners live in a property on the same estate and are just on hand for any queries you may have or to offer local advice and information
- When minimum occupancy is booked, certain rooms may not be accessible (subject to owner's discretion) - best to enquire with us beforehand
- Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking
- Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager

Terms & Conditions

- Security deposit: €1500 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.
- Arrival time: 4.00 p.m.
- Energy costs included?: Yes.
- Departure time: 10.00 a.m.
- Linen & towels included?: Yes, including mid-week towels change.
- Heating costs included?: Extra €40 per day, payable locally.
- Minimum stay: 7 nights. All other durations on request.
- Smoking Allowed?: Outside only.
- Pets welcome?: Not allowed.
- 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
- 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.
- Pool heating charge?: Extra €30 per day. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- Tax: Italian Visitors Tax payable locally in cash (typically costs €1-€3 per adult per night- please enquire if exact amount is required).
- Internet access?: Wi-Fi internet access included.
- Changeover day: Saturday. All other changeover days on request.
- Pool towels included?: Yes, including mid-week change.
- Other Ts and Cs: Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking.
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