

Dimora Iris

Region: San Gimignano **Sleeps: 19**

Overview

Dimora Iris sits within a vast estate that's surrounded by vineyards and rolling Tuscan countryside, with cities such as Florence, Pisa and Siena all easily reached for days out. Enjoy long walks, hikes and bike rides in the area immediately around the estate to discover this part of Tuscany's stunning natural beauty.

And you don't even need to leave the estate to appreciate total peace and tranquillity, with gardens, ancient structures, vineyards and olive groves found across 150 hectares. You also have your own extensive gardens in which to relax, socialise and dine.

This historic and impressive villa sleeps up to 17 people in 9 en-suite bedrooms that all offer views across the garden and over the surrounding countryside. They feature a mix of elegant antique pieces of furniture, original features and modern comforts for unique spaces to enjoy a restful night's sleep. Touches such as Carrara marble in the single bedroom's en-suite bathroom are additionally luxurious.

Heritage and tradition are especially showcased on the ground floor of two-level Dimora Iris. A series of beautifully furnished living, dining and leisure rooms offer both laid-back and formal spaces to soak up the villa's rich atmosphere. Before eating meals at the grand dining table or in the old hunting hall, unwind on a sumptuous sofa and play a game or two of pool.

Switching off and recharging your batteries is easy with the amount of idyllic outside space on offer. Take a refreshing dip in the large swimming pool or simply lie back on a pool-side lounger with your favourite drink. Strolling around the lush, lawned gardens is the perfect way to work up an appetite before lunch or dinner under the shady cover of the pretty loggia.

Additional activities that can be arranged upon request at Dimora Iris and beyond include cooking classes, truffle hunting and wine tasting. Much produce comes from the estate itself, as it has large organic vegetable and fruit gardens, with freshly laid eggs from the resident chickens.

There are plenty of fascinating places for day trips in the area. One of the most picturesque is the walled medieval town of San Gimignano, which is around a 30-minute drive away. Also soak up centuries of history and culture in the



cities of Siena, Florence and Pisa.

The coast is also around or just over an hour's drive from the villa. Relax on the beaches at Marina di Cecina and Marina di Pisa - which is also close to Natural Park Migliarino San Rossore.

Facilities

Private Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens
• Wi-Fi/Internet • Air-Con • Pets on Request • Walk to Restaurant •
<1hr to Airport • BBQ • All Bedrooms En-Suite • Ground Floor Bed & Bath
• Satellite TV • Wheelchair Access • Home Cinema • DVD •
Working Fireplace/Woodburner • Heating • Cot(s) • High Chair(s) •
Fenced Grounds • Rural Location • Walking/Hiking Paths • Wine Tasting •
Golf Nearby • Horse Riding • Fishing • Outstanding Landscapes •
Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites

Interior & Grounds

Villa Interiors

Ground Floor

- Living room with several sofas
- Dining room with table for 17 guests
- TV room
- Billiards room (italian billiard, not snooker!)
- 'Hunting hall' with dining table for eight guests, open fireplace, armchair, seating
- Kitchen with oven, microwave, dishwasher, fridge, freezer, blender, coffee machine, American coffee machine
- Double/twin bedroom with en-suite bathroom (wheelchair-accessible) with shower
- Laundry area with single 'service' bedroom with en-suite bathroom
- 2 x WCs

First Floor

- Master bedroom with king size bed, balcony, private sitting room, en-suite bathroom with shower
- Four double bedrooms with en-suite bathrooms with showers (one double bedroom is accessed from a different staircase)
- Three twin bedrooms with en-suite bathrooms with showers
- Single bedroom with en-suite bathroom with shower

Outside Grounds

- Swimming pool (14m x 9m, depth: 1.2m - 2.5m), open approximately May to October from 8.00 a.m. - 8.00 p.m.
- Loggia with dining table for 17 guests, seating area, bathroom with shower and WC, changing room
- Barbecue
- Gardens with lawn, trees, plants, flowers
- Sun loungers and parasols
- Parking

Facilities

- Wi-Fi
- Air conditioning (in the bedrooms only)
- Satellite TV
- Washing machine and dryer
- Iron and ironing board



- Hair dryer
- Children's books, videos, DVDs

Location & Local Information

Dimora Iris occupies an idyllic position in the heart of unspoilt Tuscan countryside, with nothing but vineyards and nature surrounding the expansive estate it sits within. Despite its secluded and private location, the nearest restaurant is just a short walk away. This makes it a joy to simply stroll out the villa in the evenings and be eating a delicious meal in no time. More restaurants, as well as shops, bars, and various other convenient amenities can be found within a 10-minute drive.

History lovers will be keen to visit San Gimignano, a walled medieval town around 30 minutes away from the villa by car. The walls date back to the 13th century, with one of San Gimignano's highlights being its old town. Also visit Torre Grossa and the 12th-century church Duomo di San Gimignano. Enjoy a gelato and refreshing drink before heading off on a scenic hike through the countryside surrounding the town.

The gorgeous city of Florence is a must-visit, as it's full of fascinating and historic landmarks, buildings and points of interest. Some of the key sights to tick off your list include the Uffizi Gallery with its Renaissance art, the Cathedral of Santa Maria del Fiore, and the fortified 13th-century Palazzo Vecchio. The Accademia Gallery is home to Michelangelo's iconic David.

Other great cities for days out include Pisa with its famous leaning tower and Siena. The latter is probably most-known for Piazza de Campo, which is home to the 13th-century city hall called Palazzo Pubblico. Also take in majestic views over the city from Torre del Mangia and explore Piazza del Duomo, where the cathedral and Piccolomini Library are to be found.

Lovely beaches are under a 90-minute drive from Dimora Iris. Those at Marina di Pisa and Marina di Cecina are great for an afternoon by the sea. Marina di Pisa is especially popular with families, as its pebble and sand beaches are sheltered by stone barriers and the waters are calm for swimming. Forte dei Marmi is famous among jet-setters whilst Castiglioncello is remarkable for hills that fall right down to the sea forming cliffs, little inlets, coves and sandy beaches.

Local Amenities

Nearest Airport	Pisa (45 km)
Nearest Airport 2	Florence (57 km)



Nearest Village	Montaione (10 km)
Nearest Restaurant	(1 km)
Nearest Bar/Pub	(4 km)
Nearest Supermarket	Montaione (10 km)
Nearest Shop	Montaione (10 km)
Nearest Golf	Castelfafi (10km)

What we love

- Enjoy the space and tranquillity that surrounds the villa on this vast and rural estate
- Each elegant room breathes history, from grand fireplaces to antiques and works of art
- Relax with games in the billiards room and in the choice of living and dining spaces
- The outside space includes a private pool, gardens and charming loggia with dining area
- The cities of Florence, Pisa and Siena are all around an hour's drive away
- Dimora Iris is also an organic farm producing fresh vegetables used for preparing delicious dishes

What you should know...

- Only the bedrooms are air-conditioned.
- The ground-floor bedroom and en-suite bathroom are wheelchair-accessible. Dimora Iris has 10 bedrooms, plus an additional single 'service' bedroom and bathroom which is of a slightly lower standard, but is ideal for accompanying staff or a nanny. Please see the 'Features' tab for further details.
- Quiet and non-intrusive staff live on-site, they will be very happy to help.

Terms & Conditions

- Security deposit: €1500 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.
- Arrival time: 3.00 p.m. - 7.00 p.m.
- Departure time: 9.30 a.m.
- Linen & towels included?: Yes, plus mid-week change.
- Pets welcome?: On request only and with prior agreement with the owner.
- Changeover day: Saturday. All other changeover days on request.
- 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.
- Smoking Allowed?: Outside only.
- Insurance: Guests are required to be in possession of a valid insurance policy, which covers them for cancellations, personal belongings, public liability and any accidental damage caused during their stay.
- Minimum stay: 7 nights. All other durations on request.
- Heating costs included?: Extra €6.50 per unit, payable locally.
- 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.
- Pool towels included?: Yes.
- Pool opening dates?: The pool is open approximately May to October from 8.00 a.m. - 8.00 p.m.. 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.
- 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.
- Other Ts and Cs: Air-conditioning is featured in the bedrooms only.
- Energy costs included?: Included up to 450 kWh. Excess charged €0.90 per kWh, payable locally.
- Security deposit: Quiet and non-intrusive staff live on-site, they will be very happy to help.
- Other Ts and Cs: A cot and highchair are available on request. Extra €50/week for a cot and €25/week for a highchair, payable locally.
- Other Ts and Cs: An extra bed is available on request. Extra €100/week, payable locally.
- Other Ts and Cs: The ground-floor bedroom and en-suite bathroom are wheelchair-accessible. There is also an additional single 'service' bedroom, ideal for staff. Please see the 'Features' tab for further details.
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