

# Villa Del Piero

Region: Le Marche Sleeps: 16

## Overview

Villa Del Piero is a charming, traditional villa and annexe, located in Le Marche for up to 16 guests.

In the main villa, the open-plan kitchen, dining and living areas allow for comfortable, convivial living, whilst the seven bedrooms and bathrooms provide some privacy at the end of the day. There's an additional small kitchen on the top floor, perfect for making morning beverages. Furthermore, a ground floor annexe can accommodate two guests, complete with its own kitchen and living space for added ease of living.

Outside, guests can truly unwind in the hot tub or on one of the loungers admiring the cherry and olive trees in the family farm and panoramic countryside views. The garden is also decorated with colourful flowers including roses and yucca plants. When you've had enough relaxing, the large pool is perfect for cooling down and burning any excess energy. As the day draws in, enjoy a glass of wine on the outdoor terrace, before sitting down to a delicious al-fresco meal, lovingly prepared on the barbecue. Villa Del Piero has all the necessary mod-cons you would wish for at the end of the day, such as satellite TV and air-conditioning.

Villa Del Piero is within easy reach of a number of historic villages, including nearby beautiful Mondavio (3km) where you will find restaurants, cafes and bars. The Adriatic coast is a short drive away and there are several family-friendly beaches like those in Marotta (18km) and Senagallia (25km) accessible within half an hour.

Further afield, the Frassasi Caves (46km) make for an interesting day out with children or the city of Urbino (43km), rich in art and history, which can both be reached in less than an hour.



## Facilities

Wellness • Private Pool • Beach Nearby • Ideal for Babies & Toddlers •  
Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Pets on  
Request • Hot Tub • Walk to Village • Walk to Restaurant • <1hr to Airport  
• BBQ • Safety Deposit Box • Hairdryer • Ground Floor Bed & Bath •  
Satellite TV • Table Tennis • Heating • Caretaker/Owner on Site • Cot(s)  
• High Chair(s) • Walking/Hiking Paths • Tennis Nearby • Cycling • Horse  
Riding • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist  
Towns & Villages • Historical Sites

# Interior & Grounds

## Main Villa Interior

### Ground Floor

- Lounge area with sofas and armchairs
- Open-plan kitchen-diner and lounge area. Kitchen well-equipped including toaster, oven, microwave and coffee machine and doors leading to an outdoor terrace
- Separate dining room
- Two bedrooms
- Bathroom (connecting the two bedrooms) with bath tub with hot tub features and double sinks
- Study
- Utility room

### First Floor (Attic Floor)

- Open-plan lounge area with small kitchen
- Two bedrooms
- Two bathrooms

### Lower Ground Floor (accessed via an external entrance)

- Three bedrooms with en-suite bathrooms
- Bathroom

## Annexe Interior

- Kitchen/living area
- Bedroom
- Bathroom

## Outside Grounds

- Private pool (8m x 16m, depth: 1.2m - 1.6m) with fence. Open for exclusive use approximately June to end-October
- Hot tub for six guests
- Sun terrace with sun loungers and parasols
- Al-fresco dining terrace
- Outdoor shower
- Barbecue
- Table tennis
- Garden
- Parking



**Facilities**

- Wi-Fi
- Air-conditioning
- Satellite TV
- Heating
- Hairdryer (in each bathroom)
- Washing machine and dryer
- Iron and ironing board
- Safe

## Location & Local Information

Villa del Piero is set in the Le Marche region of eastern Italy, known for its rolling countryside and historic hilltop settlements. It's located just on the edge of a small village with a handful of useful amenities such as a bakery, restaurant and post office.

A 5-minute drive (3km) will lead you to up the hill to the local village of Mondavio, where you'll find a selection of restaurants, bars and small shops. Picturesque and steeped in history, Mondavio's fortified walls date back to the 15th century. There is also a well-preserved castle and bell tower. Do not miss the Renaissance-style banquet held every August or the celebration of the grape harvest in November if visiting during these months.

Corinaldo (8km) is another village on Villa del Piero's doorstep. Check out the *piaggia* – a stairway through the ancient centre of the village, claimed to be one of the most beautiful of its kind in Italy.

The nearest beach is in Marotta (18km), around a 20-minute drive by car. Rent a sun lounger and parasol from one of the many beachside lidos – perfect for relaxing whilst the kids create their own fun. And when everyone starts to feel peckish, the town of Marotta has plenty of restaurants to sample the local cuisine (followed by some *gelato* of course!) Alternatively, head to Senagallia's *spiaggia di velluto* (velvet beach) in just under half an hour's drive (25km), which boasts 13km of fine golden sand.

A day trip to the city of Urbino (43km) is also highly recommended for its mix of history and art. An example of this is the National Gallery, held inside the ancient Palazzo Ducale. Here, you can see works by the likes of Urbino-born Raphael and Titian.



## Local Amenities

Nearest Airport	<b>Ancona (49km)</b>
Nearest Airport 2	<b>Perugia (100km)</b>
Nearest Airport 3	<b>Bologna (193km)</b>
Nearest Village	<b>(1km)</b>



Nearest Restaurant	<b>(1km)</b>
Nearest Supermarket	<b>(3km)</b>
Nearest Town	<b>Senigallia (24km)</b>
Nearest Tennis	<b>(2km)</b>
Nearest Beach	<b>Marotta (18km)</b>

## What we love

- Relaxing in the villa's various outdoor spaces; admiring the countryside views from the pool, chilling in the hot tub or reading a good book on a lounge
- The on-site farm with cherry trees, olive trees and more
- The feeling of space in the villa and separate annexe, comfortably sleeping up to 16 guests
- The beautiful village of Mondavio is a 5-minute drive away, with the coast also within easy reach

## What you should know...

- Please note that guests have exclusive use of the pool approximately June to end-October. The pool may also be used by the owners and their family/guests outside of these months, if open
- The non-intrusive owners live in their own home which is next to Villa Del Piero
- A car is recommended to easily reach the property and make the most of the beautiful region

# Terms & Conditions

- Security deposit: €500 paid in cash to the owner upon arrival and refunded upon departure, subject to full inspection.
- Arrival time: 4.00 p.m.
- Departure time: 10.00 a.m.
- Changeover day: Saturday. All other changeover days on request.
- Minimum stay: 7 nights in July and August and during Christmas and New Year. 5 nights during all other periods.
- End of stay cleaning included?: Extra €150, payable locally. 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.
- Heating costs included?: Yes.
- Energy costs included?: Yes.
- Linen & towels included?: Yes and bed linen changed weekly for stays of more than one week.
- Pool towels included?: Yes.
- Pool opening dates?: Guests have exclusive use of the pool approximately June to end-October. The pool may also be used by the non-intrusive owner and their family/guests outside of these months, if open. 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.
- Tax: Italian Visitors Tax payable locally in cash (typically costs €1-€3 per adult per night- please enquire if exact amount is required).
- 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.
- Smoking Allowed?: Outside only.
- Pets welcome?: On request only and with prior agreement with the owner. If accepted, a pet supplement of €100 will apply (payable locally).
- Internet access?: Wi-Fi internet access included.