

# Santa Fina

Region: San Gimignano **Sleeps: 8**

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## Overview

Santa Fina is an idyllic and spacious villa located in the beautiful countryside of San Gimignano, in the heart of Tuscany.

This four-bedroom property offers breathtaking views of the Italian countryside. Surrounded by lush gardens, with a stunning swimming pool and outdoor dining area, it's perfect for enjoying the sunny Tuscan weather surrounded by friends and family.

Stepping inside, the abode is infused with authentic character and individual flair. A spacious and open-plan living area connects to the external veranda through French windows, allowing the indoor and outdoor living to interplay seamlessly. Following is a modern island kitchen, fully equipped, which is perfect for preparing meals with locally sourced ingredients. One of the four double bedrooms can also be found on the ground level.

The further three bedrooms can be found upstairs, light-filled and embellished with soft furnishings. A shared terrace offers spectacular views of the grounds and beyond.

Outside, the home offers sublime views that sweep over the magnificent hills in the distance, and the landscaped gardens lead you down to an inviting, large pool area. A large veranda is a dreamy setting for eating delicious Tuscan meals together, and there are ample lounge areas for lazing the day away. If keeping busy is more your style, there is plenty to keep guests of all ages entertained, with a gym, table tennis, basketball hoop, and a tennis court all available.

For days outside the villa, Santa Fina is conveniently located near the charming town of San Gimignano (3km), a UNESCO World Heritage Site known for its well-preserved medieval architecture, picturesque streets, and artisanal shops. Guests can also easily explore nearby towns and attractions, including Florence, or more historical villages, such as Volterra or San Miniato, renowned for its white truffles. For the wine lovers, you must take advantage of a visit to the largest winery in the Chianti area, known as Barone Ricasoli. This is a good place for wine tasting, visiting the castle's gardens and museums, and having a tasty lunch at Osteria del Castello.

With its stunning views, luxurious amenities, and prime location, Santa Fina is the perfect choice for a Tuscan holiday.



## Facilities

Villa/House • Private Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • <1hr to Airport • Laptop Friendly Workspace • BBQ • Coffee Machine • Hairdryer • Tennis Court • Ground Floor Bed & Bath • TV • Gym/Fitness Room • Table Tennis • Cot(s) • High Chair(s) • Parking Space • Walking/Hiking Paths • Wine Tasting • Golf Nearby • Tennis Nearby • Cycling • Horse Riding • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites



# Interior & Grounds

## Villa Interior (300 sqm)

### Ground Floor

- Large open-plan living area with sofas, armchairs, bookcase, TV, desk, stereo system and exit to al-fresco veranda
- Dining room with dining table for 6-8 guests and a piano
- Well-equipped kitchen with oven, stove, refrigerator with ice maker, coffee machine, toaster, and dishwasher
- Laundry room with washing machine, dryer, and luggage storage
- Bedroom with a double bed and ensuite with a shower

### First Floor

- Bedroom with a double bed, ensuite with a shower and doors leading out to shared terrace
- Bedroom with a double bed, ensuite with a bath and doors leading out to shared terrace
- Bedroom with a double bed

## Outside Grounds

- Private swimming pool (7m x 14m)
- Poolside sunloungers, parasols and furniture
- Veranda with dining area, hammock, and lounge area
- BBQ
- Gym
- Table tennis
- Basketball hoop
- Tennis court (500m away)
- Parking

## Facilities

- Wi-Fi
- Air Conditioning
- TV
- Stereo system
- Washing Machine
- Dryer
- Iron
- Luggage storage



## Location & Local Information

Nestled in the beautiful Tuscan countryside, between Siena and Florence, and just 3km from San Gimignano, Santa Fina is an ideal base for exploring all the region has to offer.

The nearby medieval town of San Gimignano is known for its well-preserved architecture, stunning views, and rich history. Peruse the fourteen towers built in the Middle Ages by wealthy families as a symbol of power and status. Today, only a few of these towers remain, but they still dominate the skyline and provide a glimpse into the town's fascinating past. Visitors can wander through the town's picturesque streets, stopping at local shops and restaurants to sample the region's famous cuisine and wine, such as the *Vernaccia di San Gimignano*.

Other nearby must-sees include the villages of Certaldo Alta, a medieval village where the Italian writer and poet Giovanni Boccaccio lived, and Volterra, famous for its Etruscan history.

The historically rich Siena is just 45km away, while Florence, the art capital of Tuscany, is 57km away. A day trip to Siena should start in Piazza del Campo – a huge shell-shaped space considered one of the great Medieval squares in Europe. After a coffee in one of the local bars, take a climb up 400 steps to the top of Torre del Mangia, where the town and countryside views are spectacular. For masterpieces of Renaissance art and architecture, Florence will deliver in abundance. Visit The Ufizi Gallery, a beautiful art gallery just off the main Piazza della Signoria, for famous Renaissance paintings and collections from the Medici family.

Another wonderful visit is to the thermal springs of Bagno Vignoni (93km), which lies south of Santa Fina. This unique village is renowned for its natural hot springs, whose therapeutic properties have been enjoyed for centuries. Bring your swimming costume and a towel and wander down to Parco dei Mulini to dip in the restorative waters.

A visit to the region would only be complete with a visit to Barone Ricasoli, the largest winery in the Chianti Classico area, with 240 acres of vineyards and modern state-of-the-art wine-making facilities. As well as tasting wine, guests can tour the castle museum and gardens and eat at a fine osteria.



## Local Amenities

Nearest Airport

**Siena  
(45km)**

Nearest Airport 2	<b>Florence (57km)</b>
Nearest Train Station	<b>Certaldo (9km)</b>
Nearest Town	<b>San Gimignano (3km)</b>
Nearest City	<b>Siena (45km)</b>
Nearest Supermarket	<b>San Gimignano (3km)</b>
Nearest Restaurant	<b>San Gimignano (3km)</b>
Nearest Bar/Pub	<b>San Gimignano (3km)</b>
Nearest Tennis	<b>(8km)</b>
Nearest Golf	<b>(20km)</b>

## What we love

- A wonderful base for exploring the best of Tuscany, within easy reach of both Florence and Siena
- A lush outdoor area the whole family can enjoy, with a swimming pool and tennis court
- Dine al-fresco and take in the spectacular countryside views
- A light and bright home with elegant furnishings

## What you should know...

- Air conditioning is featured in two bedrooms only.
- The outdoor kitchen is used exclusively by the chef of the private restaurant located 100 meters from the villa.
- Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager.
- 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.



# Terms & Conditions

- Security deposit: €800 charged to client's credit card by the owner one month before and refunded two weeks after departure, subject to full inspection.
- Arrival time: 4.00 p.m - 8.00 p.m
- Departure time: 10.00 a.m
- Minimum stay: 7 nights during July and August and Christmas and NY. 5 nights during all other periods.
- Changeover day: Flexible.
- End of stay cleaning included?: No. €350, payable locally. This is for a standard changeover clean. 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.
- Energy costs included?: Yes.
- Linen & towels included?: Yes.
- Internet access?: Wi-Fi internet access included.
- Pets welcome?: Not allowed.
- Smoking Allowed?: Not allowed.
- Tax: Italian Visitors Tax payable locally in cash (typically costs €1-€10 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, loss of personal belongings, personal liability and any accidental damage caused during their stay.
- Pool opening dates?: 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 not allowed.
- Other Ts and Cs: Please note cots and highchairs are available on request.
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