

# Casale Folellettino

**Region:** Le Marche **Sleeps:** 9 - 11

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## Overview

Sitting within 10,000m2 of private land and a leafy landscaped garden is Casale Folellettino. This traditional stone home offers spacious accommodation in a farmhouse style and can sleep up to eleven guests. With multiple living rooms, an outdoor kitchen and a private pool, you will have everything you need here for a relaxing trip with your nearest and dearest.

The house comprises a two-storey villa and an additional annexe which is just a few paces away. The main villa is a historic building with original features such as wooden ceiling beams, open fireplaces and rustic stonework. These centuries-old features are paired with modern facilities such as flatscreen TVs, Wi-Fi and air conditioning, creating the perfect blend of old and new. There are two floors in the main home; on the ground floor there are two living rooms and dining spaces as well as a fully-fitted country kitchen and a bathroom. Upstairs there are three light and airy double bedrooms; one of which has an additional single bed. These rooms share a spacious family bathroom.

If you are travelling with a couple or grandparent who may like a little peace and quiet, they could opt to sleep in the annexe which is opposite the main villa. This single storey building can accommodate up to an additional four people.

Guests can choose to gather for meals and drinks indoors or make the most of the garden and the great weather by dining al-fresco on the terrace. You are even able to cook outdoors by utilising the summer kitchen with a wood burning barbecue and a grill. The garden is also equipped with a private pool where you can take in the stunning country views as you swim. Whether you enjoy spending your days outdoors hiking in the mountains or prefer sipping coffee in a lively piazza, you will find plenty to keep you busy close to the home.

The nearest amenities are just 5km away in the local village. For a wider range of restaurants, shops, supermarkets and historic attractions, the bustling, medieval towns of San Severino Marche and Tolentino are each under 15km away. From your base at the villa, you can also visit some of Le Marche's beautiful natural sites such as the Frasassi Caves which are 50km away, the Natural Reserve of Monte San Vicino and Monte Canfaieto which is 30km away or the sandy beaches which are around 45km away by car.



## Facilities

Villa/House • Private Pool • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet  
• Air-Con • Pets on Request • BBQ • Coffee Machine • Hairdryer • TV  
• Heating • Parking Space • Rural Location • 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

### Main Villa

#### Ground Floor

- Living room with sofas, TV and dining table seating four
- Sitting room with fireplace, sofas and table
- Fully-fitted kitchen with oven, hob, fridge freezer, dishwasher, microwave, toaster and coffee machine
- Bathroom with shower, sink, toilet and WC

#### First Floor

- 2 x bedrooms with double beds
- 1 x bedroom with double bed and single bed
- Bathroom with shower, sink, toilet and WC

### Annexe

- Bedroom with double bed
- Bathroom with shower, sink, toilet and WC

### Outside Grounds

- Private swimming pool
- Landscaped garden in 10,000m2 of grounds
- Well-equipped summer kitchen with barbecue
- Dining terrace
- Poolside sun loungers
- Parking

### Facilities

- Wi-Fi
- Air-conditioning
- Central heating
- Flatscreen TV
- Fireplace
- Washing machine
- Dryer
- Iron and ironing board
- Hairdryers





## Location & Local Information

Enveloped by leafy gardens and extensive private grounds which blend seamlessly into the surrounding hills, you will find Casale Folellettino. This traditional yet spacious home is a wonderful base for exploring the countryside and towns of Le Marche as well as taking day trips to historic sites and the sweeping Adriatic coastline.

While staying here, you can easily reach a wealth of little hamlets, villages and lively towns. The closest amenities to the home can be found a mere 5km away, here you will find a selection of restaurants, a medical centre and a shop. If you require a wider range of shops and wish to shop for gifts or souvenirs at a local market, the town of San Severino Marche would suit your needs. This historic town is 11km away and offers lots to see and do. The town was once protected by Castello Aliforni, an imposing castle from the 1400s which now makes up part of the defensive walls which wrap around some of the town. When exploring on foot, a great place to start is Piazza del Popolo, an atmospheric piazza with a fountain at its centre, from here you can head out to the shops, eateries and cultural attractions such as ancient churches, the MAREc art gallery and the archaeological museum.

Another place you could visit is the thriving town of Tolentino which is 13km away. Tolentino sits amongst rolling hills and boasts a picturesque Medieval centre. A must-visit building in town is the Gothic Cappellone di San Nicola which was built in the 14th century. If you prefer modern art then why not visit the unique Museum of Caricature and Humour in Art.

Those who prefer spending time outside can get out into the natural surroundings close to the villa. Just a stone's throw from the home, you can access cycling and hiking routes in the nearby mountains or tuck in to a picnic in the home's private grounds. Horse riding and wine tasting are also on offer within 20km. From your base at Casale Folellettino it is also possible to visit the beaches on the Adriatic Coast such as Porto Potenza Picena which is a fine sandy beach with clear waters, set 47km away from the house.

Those visiting in the cooler months will be thrilled to learn that there are nine ski resorts in Le Marche and there are three lifts within 20km of the home!

### Local Amenities

Nearest Airport	Ancona Airport (56km)
Nearest Airport 2	Perugia Airport (97km )



Nearest Village	<b>(5km)</b>
Nearest Town	<b>San Severino Marche (11km )</b>
Nearest City	<b>Ancona (70km )</b>
Nearest Restaurant	<b>(2km)</b>
Nearest Shop	<b>Grocery shop in local village (5km)</b>
Nearest Golf	<b>Golf Cingoli (21km)</b>
Nearest Tennis	<b>Tennis club (9km)</b>
Nearest Beach	<b>Porto Potenza Picena (47km)</b>

## What we love

- Nestled in 10,000m2 of lush grounds, Casale Follettino is a serene escape from day-to-day life back home
- With a private swimming pool, a summer kitchen and space to dine al-fresco, you are sure to spend plenty of time in the garden
- The villa is nestled within rolling hills and is perfect for getting out in nature. If you need to shop for groceries or wish to dine out, there are also a number of villages and towns nearby

## What you should know...

- The villa enjoys an idyllic country location so guests will require a car to get around, there is parking available on site.
- Casale Folellettino comfortably sleeps 9 guests with 7 guests being accommodated in the main villa in 2 double bedrooms and a bedroom with a double bed and a single bed, and 2 guests in the annexe. It is also possible to accommodate an additional 2 guests in the annexe.
- 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: €1000 paid via bank transfer to the owner one month before arrival 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.
- Energy costs included?: Yes.
- Linen & towels included?: Yes.
- Pets welcome?: On request only and with prior agreement with the owner. If accepted, a pet supplement of €50 per pet will apply (payable locally).
- Changeover day: Flexible.
- End of stay cleaning included?: No. €200, 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.
- Smoking Allowed?: Outside only.
- 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.
- Minimum stay: 5 nights. All other durations on request.
- Heating costs included?: Yes.
- Tax: Italian Visitors Tax payable locally in cash (typically costs €1-€10 per adult per night - please enquire if exact amount is required).
- Internet access?: Wi-Fi internet access included.
- 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: 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.
- Other Ts and Cs: Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager.
- Other Ts and Cs: Weddings, stag/hen parties and any other special events are not allowed.