

# Villa Lamora

Region: Tuscany Sleeps: 18

## Overview

Tucked away in the Tuscan countryside, Villa Lamora presents an alluring escape, merely a 40-minute drive from the bustling heart of Florence. With an impressive nine bedrooms and nine bathrooms, this villa accommodates up to 18 guests, offering a generous space for a remarkable retreat. With its well-designed interior and sprawling outdoor expanses, this property guarantees a distinctive and cherished getaway.

The interior unfolds gracefully, housing nine tastefully appointed bedrooms and nine thoughtfully designed bathrooms, available as a six or nine-bedroom option. The villa's expansive living areas provide ample room to unwind, while a fully-equipped kitchen, inviting dining room, and breakfast room cater to culinary delights.

The outdoor realm of this property unfolds as a meticulously curated haven. A charming pathway with fragrant roses, decorative bushes, and towering cypress trees guides the way through scented flower gardens. A private infinity-edge pool sits beside a stone deck adorned with chic loungers, while the panoramic terrace invites al fresco dining amidst breathtaking views.

Situated in the heart of the Tuscan countryside, this home marries relaxation with exploration. While the villa offers a serene rural setting to take a break in, the nearby beautiful city of Florence lures with its cultural treasures and artistic legacy. A short 40-minute drive opens the doors to the city's rich history and vibrant ambience. Closer to home, the property enjoys proximity to local amenities, with the closest restaurant just a 10-minute drive away, ensuring convenience for everyday needs.

Additionally, reach the gorgeous city of Siena in just 1 hour and 10 minutes. Here, visitors can immerse themselves in the timeless beauty of the *Piazza del Campo*, a stunning mediaeval square renowned for its unique shell-shaped design.

In addition, the glorious town of Montepulciano, famed for its exquisite wines and just an hour's drive away, presents a captivating blend of art and history. The town's Renaissance architecture, including the *Palazzo Comunale* and the Cathedral of *Santa Maria Assunta*, fascinates history enthusiasts, while the local wine cellars beckon oenophiles to savour renowned *Vino Nobile*. Also sitting just an hour's drive away, the enchanting village of Cortona, immortalised by Frances Mayes' "Under the Tuscan Sun," offers a blend of artistic heritage and spell-binding views. The town's Etruscan past can be



explored at the Museo dell'Accademia Etrusca while mesmerising streets beckon wanderers to explore.

## Facilities

Villa/House • Wow Factor • Private Pool • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Air-Con • Pets on Request • <1hr to Airport • BBQ • Washing Machine • Tumble Dryer • Dishwasher • Safety Deposit Box • Hairdryer • Tennis Court • TV • Working Fireplace/Woodburner • Heating • Parking Space • Rural Location • Walking/Hiking Paths • Tennis Nearby • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites



# Interior & Grounds

## Villa Interior

### Ground Floor

- Dining room with long table seating up to 18 guests opening onto a panoramic terrace
- Living room including a fireplace
- Breakfast room including a fireplace
- Fully equipped kitchen.
- Sitting room with TV
- Library including a fireplace
- 2 x guest WC

### First Floor

- Sitting room
- Reading room
- Bedroom with king size bed and en-suite including a bathtub and separate shower
- 7 x bedroom with king size bed and en-suite including a shower
- Bedroom with king size bed and en-suite including a bathtub
- Bathroom including a shower

## Outside Grounds

- Infinity pool (15m x 6m) equipped with sun deck including loungers and umbrellas
- Terrace with outdoor dining table
- Garden full of plants and flowers
- Communal tennis court
- Parking

## Facilities

- Wifi
- Air conditioning
- Heating
- TV
- Hairdryer
- Stereo
- Safe



## Location & Local Information

Villa Lamora is gracefully situated within the idyllic Tuscan countryside, offering a serene setting a 40-minute drive from Florence. The property is conveniently positioned close to local amenities, with the nearest restaurant reachable within a 10-minute drive.

The birthplace of the Renaissance, Florence boasts an abundance of art and culture. The Uffizi Gallery houses an unparalleled Renaissance art collection featuring Botticelli and Leonardo da Vinci masterpieces. The iconic Florence Cathedral, with its distinctive dome designed by Brunelleschi, is a testament to architectural brilliance.

In addition, the wonderful city of Siena sits a mere 1 hour and 10 minutes drive from this home. Meandering through Siena's mediaeval streets, visitors can explore the awe-inspiring Siena Cathedral, adorned with intricate Gothic architecture, and uncover the Museo Civico.

Just an hour's drive away lies Montepulciano, a town celebrated not only for its wines but also for its historical charm. Renaissance architecture adorns the town, with the Palazzo Comunale and the Cathedral of Santa Maria Assunta as architectural marvels.

Also, an hour's drive from the property, the enchanting village of Cortona invites exploration. The Museo dell'Accademia Etrusca unveils its Etruscan past, while the streets offer charming glimpses of history.

## Local Amenities

Nearest Airport	<b>Florence (50km)</b>
Nearest Village	<b>Figline Valdarno (10km)</b>
Nearest Restaurant	<b>(5km)</b>
Nearest Town/City	<b>Florence (50km)</b>
Nearest Supermarket	<b>(5km)</b>
Nearest Train Station	<b>Figline valdarno (5km)</b>
Nearest Golf	<b>(20km)</b>



Nearest Bar/Pub

(5km)

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## What we love

- ?Admire the incredible views offered from the scenic terrace.
- ?Unwind at the carefully crafted grounds featuring ornate shrubbery and majestic cypresses.
- ?Discover Tuscany's treasures from the strategic base of Villa Lamora, ensuring an enriching and memorable stay.
- ?Just a 10 minute drive to the closest restaurants and shops.

## What you should know...

- ? Please note, if you opt for the 6 bedroom option, the additional 3 bedrooms will be closed off.
- ? Whilst this property does offer air conditioning, this is only available in the bedrooms.
- ? Due to the countryside location, a car is recommended at this property.
- ?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 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 – 7.00 p.m
- Departure time: 10 p.m
- Energy costs included?: Yes
- End of stay cleaning included?: Yes
- Linen & towels included?: Yes
- Pets welcome?: On request only and with prior agreement with the owner.
- Smoking Allowed?: No
- Heating costs included?: Yes
- Changeover day: Flexible
- Internet access?: Wi-Fi internet access included.
- 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: 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: The villa's private swimming pool isn't fenced, so children should always be supervised when outdoors.
- Other Ts and Cs: Weddings, stag/hen parties and any special events are not allowed.