

Villa Il Fante

Region: Chianti & Arezzo **Sleeps:** 14

Overview

Nestled in the heart of the picturesque Chianti region, midway between the historic cities of Siena and Florence in Tuscany, lies the magnificent 7-bedroom, 6-bathroom villa known as Villa Il Fante. This splendid home offers a blend of traditional Tuscan charm and modern comforts.

Upon entering the villa, you'll find an impressive interior boasting seven spacious bedrooms, each thoughtfully decorated to provide guests with a unique and comfortable retreat. Six well-appointed bathrooms ensure convenience and privacy. These bedrooms and bathrooms are between the main house and two additional annexes. The main villa also features a welcoming living room, perfect for relaxation, a sitting room and a generously equipped kitchen and dining area, ideal for preparing and enjoying delicious Tuscan cuisine.

Moving outdoors, Trionfante presents an enchanting setting. The villa is surrounded by lush gardens, a sprawling terrace, and a private swimming pool, inviting guests to soak up the warm Tuscan sun while taking in breathtaking rolling hills. Alfresco dining is a delight on the terrace, where you can savour meals prepared in the villa's fully equipped kitchen or indulge in a glass of local Chianti wine. Moreover, there is even a river on the estate, which can be accessed directly from the property.

For those seeking local amenities, the villa is conveniently close to shops, markets, and restaurants, all roughly a 5-10 minute drive away, ensuring you have everything you need for a comfortable stay. Moreover, this home is an excellent base for exploring the surrounding area, including visits to the mediaeval town of San Gimignano, a 35-minute drive away.

Situated strategically between Siena and Florence, this villa offers easy access to two of Tuscany's most renowned cities, each a treasure trove of art, culture, and history. Siena is just a 40-minute drive away, whilst Florence sits 50 minutes away by car. Nearby, you'll find charming villages like Castellina in Chianti, a 25-minute drive away, known for its quaint streets and excellent local wines. The region also boasts numerous vineyards, perfect for wine enthusiasts. The Chianti region offers fantastic hiking and cycling routes through its rolling vineyard-covered landscapes if you crave outdoor adventures.



Facilities

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

Interior & Grounds

Features

Main Villa

First Floor(Accessed by eight steps from the garden)

- Suite queen bedroom with king-size bed and en-suite including shower
- Living room
- Formal dining room, including a fireplace
- Fully-equipped kitchen
- Laundry room
- Guest bathroom

Second Floor

- Queen bedroom with king-size bed and en-suite including bathtub and separate shower
- Queen bedroom with king-size bed and en-suite including a shower
- Sitting room with fireplace

Ground Floor

- Queen bedroom with king-size bed and en-suite including shower

Annexe 1

- Queen bedroom with king-size bed, shared bathroom including shower
- Twin bedroom mezzanine with 2 single beds, shared bathroom including shower

Annexe 2

- Queen bedroom with king-size bed, with en-suite including shower

Outside Grounds

- Private swimming pool (15m x 7m, depth: 1.60m). Open approximately beginning of April to end-October.
- Sun loungers
- Relaxation area
- Outdoor dining area
- Several terraces
- Lush garden
- River, which can be accessed directly from the villa
- 2 x pizza oven
- Private parking



Facilities

- Wifi
- Heating
- Air Conditioning(in all bedrooms)
- Washing Machine
- Hairdryer

Location & Local Information

Villa Il Fante enjoys an enviable location in the heart of the Chianti region, strategically positioned between the historic gems of Siena and Florence. This prime setting allows guests to immerse themselves in Tuscany's rich cultural and natural offerings.

Within a 40-minute drive lies the captivating city of Siena, renowned for its stunning mediaeval architecture, including the iconic Piazza del Campo and the magnificent Siena Cathedral. Just 50 minutes away by car, Florence beckons with its world-class art museums, such as the Uffizi Gallery and the Accademia Gallery, where Michelangelo's David resides.

Near the villa, charming villages like Castellina in Chianti offer a taste of local life, where you can wander quaint streets and sample the region's renowned wines. Wine enthusiasts will delight in the countless vineyards dotting the Chianti landscape, providing ample opportunities for tastings and tours. The idyllic town of San Gimignano is also only 35 minutes away by car.

Nature enthusiasts will find solace in the Chianti region's rolling vineyard-covered landscapes, with fantastic hiking and cycling routes offering outstanding views and a chance to connect with the Tuscan countryside.

Local Amenities

Nearest Airport	Florence Airport (39km)
Nearest Airport 2	Pisa (87km)
Nearest Restaurant	Sambuca (2km)
Nearest Village	Sambuca (2km)
Nearest Supermarket	San Donato (8km)
Nearest Bar/Pub	Sambuca (5km)
Nearest Town/City	Castellina in Chianti (17km)
Nearest City	Florence (28km)



Nearest Tennis

(10km)

Nearest Golf

(4km)

What we love

- This property is ideally located between Siena and Florence, with the delightful towns of San Gimignano and Castellina in Chianti also within easy reach.
- Enjoy the remarkable facilities, such as direct access to the estate's river.
- This home comes with two annexes perfect for those who prefer privacy.
- The garden area offers the ideal spot to unwind, surrounded by lush vegetation.

What you should know...

- Due to the countryside location, a car is required at this property.
- Whilst this property does offer air conditioning, this is only available in the bedrooms.
- This property is located in a woodland and is accessed by a half-mile-long dirt road.
- 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.
- Villa Il Fante is made up of the main villa, which sleeps up to 8 guests across 4 king-size beds, and 2 adjoining annexe which can sleep 6 guests in 2 king-size bed and 2 single beds, and offers additional privacy. Please see the 'Features' tab for further details.

Terms & Conditions

- Damage Waiver: A damage waiver of €149 is due to help you enjoy a peaceful stay. The waiver provides a limited damage cover in case of any damage to the property or its contents (except in the case of deliberate or reckless acts) up to the value of €2,500. An additional security deposit of €4000 is due for this property, charged to client's credit card 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?: No.
- Heating costs included?: Yes.
- Pets welcome?: Not allowed.
- Changeover day: Flexible.
- Minimum stay: 7 nights. All other durations 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?: No.
- 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.
- Internet access?: Wi-Fi internet access included.
- Pool opening dates?: The pool is open approximately beginning of April to end-October. 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.
- Other Ts and Cs: Villa Il Fante is made up of the main villa, which sleeps up to 8 guests across 4 king-size bed, and 2 adjoining annexe which can sleep 6 guests in 2 king-size bed and 2 single beds, and offers additional privacy. Please see the 'Features' tab for further details.