



Sophisticated, stylish and luxurious
VILLA CASANUOVA
your luxury house in the heart of Tuscany

Villa Casanuova – San Casciano dei Bagni, Val D'Orcia, Tuscany

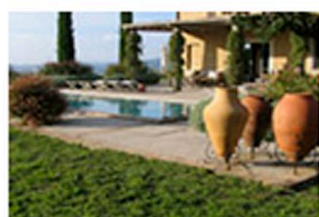
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This stylish and luxurious house was designed and constructed by its first owner, a distinguished international landscape and interior designer. He built the house to look like an old Tuscan farmhouse, whilst providing all possible modern conveniences. Much attention has been lavished on the interiors to give them the feeling of elegance, yet also maintaining the feel of a family home. The house has been photographed several times and has been featured in noted magazines as House & Garden and Elle Decor as well as the best selling book Private Tuscany. This sophisticated home, furnished to the highest standards will appeal to the most discerning.

Inside the colours are muted and peaceful and the rooms are beautifully decorated with quality fabrics and antiques. The house features a huge living room with a large fireplace. The charming kitchen is also state of the art. However, this elegant house is still very much a home with personal touches evident everywhere making it a wonderful venue from which to explore Tuscany and Umbria.

The house is completely private, on top of a hill within 50 acres of oak woodland, pastures and olive groves, with expansive views of the Sieneese countryside. Casanuova makes the most of its expansive views with wrap around terraces, creating intimate areas for dining or just relaxing. Also, the pool is heated, making it possible to enjoy the water in spring and autumn.



Villa Details

7 Bedrooms and 6 Bathrooms – Sleeps 12+2

Ground floor:

- Beautiful fully equipped kitchen with fireplace and arch to dining room with French doors leading to covered loggia
- Entrance Hall
- Full bathroom (tub with wall-mounted shower and curtain) can be both private to the bedroom and serve as a guest bathroom.
- Large master bedroom (king) with elegant four-poster bed and views over the garden with door opening to the pool. Beautifully finished ensuite bath (tub with hand –held shower, shower stall)
- Living room occupies entire end of house, opening to the pool through double doors. TV with satellite, CD, DVD player . Large fireplace. An alcove includes a large antique desk
- Twin bedroom with iron frame beds

First floor:

- Bathroom
- Double bedroom (queen) with canopied bed
- Loggia
- Second master King Bedroom with four-poster bed, alcove for desk. Two large windows frame the countryside view. Very large closet. Ensuite bath (tub with wall-mounted shower).
- Double bed (queen) with desk and dresser. Open to private west-facing terrace and views on Monte Amiata and Monte Cetona. Walk-in closet and ensuite bathroom
- Stone steps to garden
- Terrace
- Twin Bedroom

Lower ground floor:

- Small twin bedroom with ensuite bathroom
- Utility room with washer and dryer

Staff:

- Maid: 3 hours per day, six days a week
- Regular garden and pool maintenance
- Cook available
- Second cook also available for entertaining
- Extra hours for cooking and / or personal laundry can be arranged with the housekeeper for €15/hr + Euro 15/hr for any of her assistants, if needed

The housekeeper is also the best cook in town and is available for organizing dinners upon arrangement!

House Amenities and Facilities

- Private Pool 14m X 5,5 m – heated at extra charge
- Air Conditioning
- Heating
- Satellite TV
- Wireless internet connection
- Telephone
- DVD/CD Player
- Ipod dock station
- Dishwasher
- Washing machine
- Tumble dryer

For your Children, but not only for them

- Playing cards
- Bowls
- Football goals
- Badminton

Rates for shorter stays (minimum 3 nights required) are available on request.
Please feel free to contact us and we will send you a tailor made offer!
Reservation e-mail address: flavia.latini@thegoodnightcompany.com

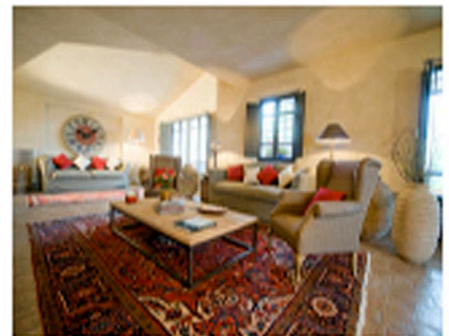
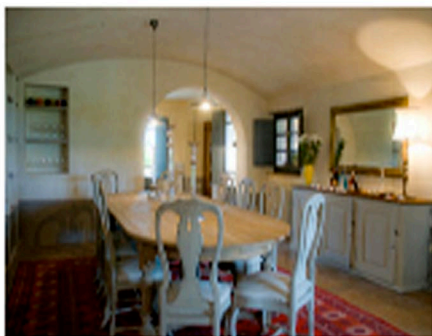
Surroundings

Villa Casanova is just 5 minutes from the town of San Casciano dei Bagni which is a very charming medieval village located in southern Tuscany.. It is a 20-minute drive from the A1 motorway (Rome-Florence) and the rail station of Chiusi (Intercity trains to Rome or Florence-Milan). The village has nice restaurants, shops, banks, pharmacy, etc. This is an unspoilt part of Italy, just recently discovered by those who enjoy and appreciate its quiet beauty, its central location between Rome and Florence, and its flourishing artistic and social life. If guest can manage to draw themselves away from the relaxation of Villa Casanuova there are many delightful places to visit in the vicinity such as Cetona, Montepulciano, Montalcino as well as Florence, Siena and Arezzo for longer day trip.

The local ancient Roman Spa (Centro Termale Fonteverde), after undergoing an 8-year, \$40 million renovation and development program, is one of the most appealing health spas in Europe. It now provides various hot spring water pools (indoors and outdoors) and any kind of health and beauty treatments; special discount vouchers are provided to Casanuova guests. The annexed Hotel Terme de' Medici, with its restaurants, bars, boutiques, and huge terraces with views, is worth a visit. A tennis court is available on request.

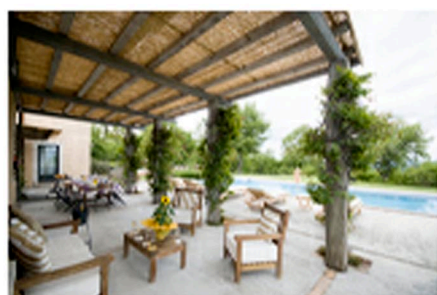
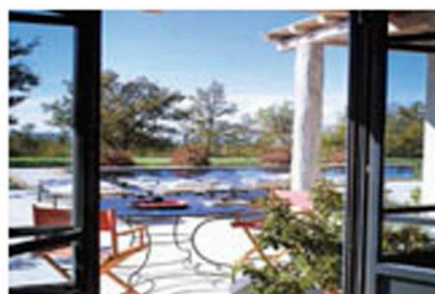
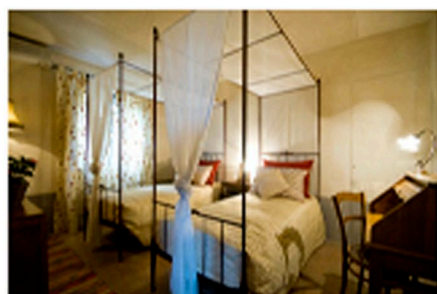
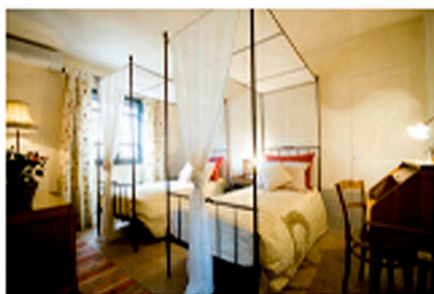
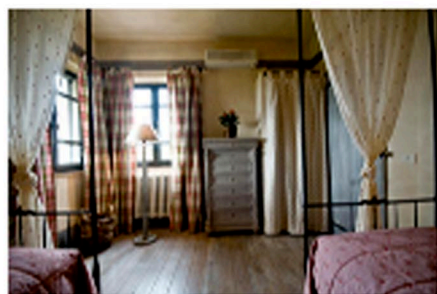
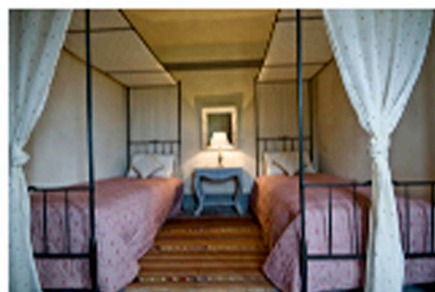
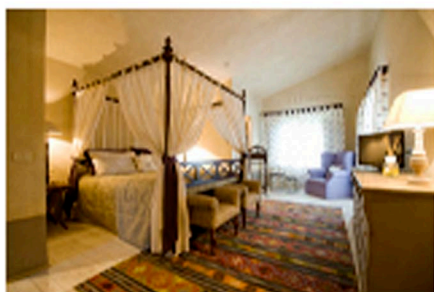
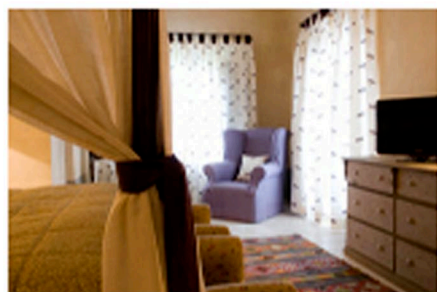
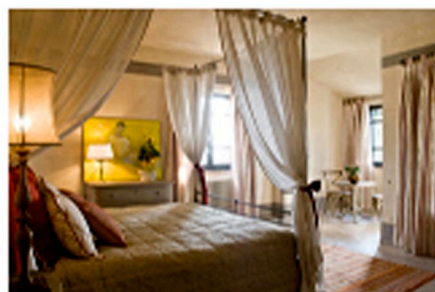
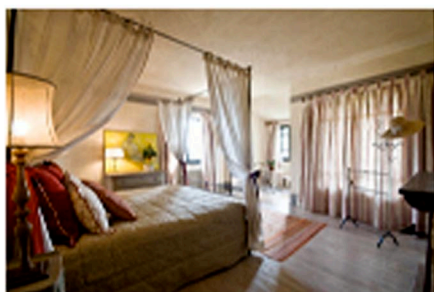
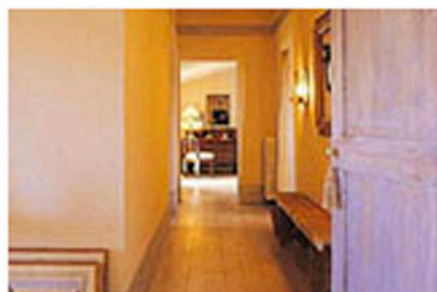
Distances

Airports: Rome - 180 kms., Florence - 150 kms., Mainline train: Chiusi - 21 kms., Shops, restaurant, thermal baths in San Casciano dei Bagni - 4 kms., Cetona - 15 kms., Montepulciano - 35 kms., Montalcino - 60 kms., Pienza - 60 kms., Siena - 90 kms.



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Some more pictures



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