



## Property 10405



**Number of beds:** 12 + 1  
**Bedrooms:** 6

### Bathrobes and Slippers

Available for each guest.



### Private Beach Access

Direct access to the public beach from the private gate.

### Pets Allowed

Upon request complete with photos, very small pets may be allowed.



### Playground



### Air Conditioning Throughout

Electricity included up to 500 kWh per week.



### Air Conditioning In The Bedrooms

Electricity included up to 500 kWh per week.



### Hair Dryer In The Bathrooms



### Barbecue



### Fireplace

### Safe

Available in all bedrooms and in the office.

### Crib

### Available For Events

On request, the villa is available for events.



### Stereo system and DVD

 Fibre Internet

 Internet in the garden and common areas

Located in a quiet area and suitable for yoga retreats

Close to a vineyard or winery

The villa is about 32 km from Azienda Agricola Pupillo.

The maximum distance from the city centre is 1.5 km

The villa is close to the center of Fontane Bianche.



Dishwasher



Washing Machine

**Mattress sizes and bed dimensions**

6 Double bedrooms + 1 Office with small bed. Ground Floor: 1 Double bedroom Study with sofa bed. First Floor: 3 Double bedrooms. 2 Double bedrooms (or twin rooms).

**Nearby**

The villa is close to the center of Fontane Bianche, where you will find all the necessary services.



Parking Space

Parking space outside the property, next to the villa.



Table Tennis



Swimming Pool

6 x 5 m. Depth: 2.30 m.



Heating

Electricity included up to 500 kWh per week.

High Chair



Housekeeping

Daily cleaning (please note that this does not include the cleaning of the kitchen). Included in the rental price.

Smart TV



Staff living on site

The housekeeper lives on the lower ground floor of an independent area of the villa.



Satellite TV



Sea Views



Wi-Fi

**\* Please note:** the included amenities may vary according to final agreement, make sure to check your contract for complete list.

## NEARBIES

Villa La Costa is 80 km from Catania-Fontanarossa Airport, 109 km from Comiso Airport, and 311 km from Palermo Falcone-Borsellino Airport. Syracuse is 17 km from the villa, Noto is 23 km, Palazzolo is 38 km, Marzamemi is 39 km, Modica is 56 km, Scicli is 68 km, Catania is 78 km, Ragusa is 84 km, and Caltagirone is 117 km.

## FEATURES

- 6 Double Bedrooms + 1 Office with Small Bed
- 7 Bathrooms with Shower
- Swimming Pool
- Furnished Poolside Area
- Fully-Equipped Kitchen
- Living Room and Dining Room
- Outdoor Lounge Area
- Outdoor Shower
- Garden
- Terrace



# DESCRIPTION

## Property 10405 - FONTANE BIANCHE

### 6 Bedrooms

#### Location and Surrounding Area

Overlooking the beach of Fontane Bianche, Property 10405 provides a unique escape for to explore this diverse region which is home to Baroque towns, excellent food and some of the most beautiful beaches in Sicily. The villa is just a stone's throw from Syracuse, which encapsulates Sicily's timeless beauty more than any other city: ancient Greek ruins rise out of lush citrus orchards, café tables spill onto dazzling Baroque piazzas, and honey-hued medieval side streets lead down to the sparkling blue sea.

The villa is also a few kilometers from Noto, a spectacular Baroque city and an architectural paradise with one of the most beautiful historic centers in Sicily. Renowned as the Capital of Baroque and also a UNESCO World Heritage Site, Noto is perched on a plateau overlooking the Asinaro valley, covered by citrus, olive and almond trees. In less than one hour by car, you can reach Marzamemi, a fishing village long known for good seafood, its ancient core home to shoals of restaurants, bars and boutiques.

In one hour by car, you can easily reach Modica, damaged in the 1963 earthquake and rebuilt in the Sicilian Baroque style: its highlight is the 18th-century Church of San Giorgio, which dominates the upper town. Attractions in the lower town include the Chiesa del Carmine, the Baroque San Pietro, and the Palazzo de Leva. The villa is also one-hour drive from Catania, one of the most picturesque towns in Sicily: its historic center is a UNESCO-listed wonder, where black and white palazzi tower over sweeping Baroque piazzas.

The villa is a few kilometers from Scicli, the most authentic and relaxed of the Val di Noto's Baroque towns. Its relatively compact historic center is awash with cultural sights, from beautiful churches and aristocratic palazzi to eclectic museums and a time-warped apothecary. Full of artistic treasures and delicacies for the palate, Sicily is also famous for its balmy beaches. Traveling along its spectacular coastline, visitors will come across the sandy beaches of Arenella, Fanusa, Fontane Bianche and Ognina.

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#### The Property

Surrounded by a lush garden overlooking the beach of Fontane Bianche, a seaside village close to Syracuse, Property 10405 boasts gorgeous views over the sea. With an exceptional pool with Jacuzzi, the villa is the result of a perfect balance between Italian tradition and contemporary style, providing a unique retreat for those seeking relaxation in one of the most appreciated areas in Sicily. Property 10405 can accommodate twelve guests in six double bedrooms plus one guest in an office complete with comfortable bed.

Surrounded by a paved terrace overlooking the turquoise sea, this villa boasts an exclusive pool with Jacuzzi and a paved poolside area with comfortable sun loungers inviting guests to sit back and relax. Offering a tranquil atmosphere, the outdoor space represents an idyllic spot for basking in the sun and enjoying wonderful moments of relaxation in the company of a good book and a glass of prosecco. The villa also has direct access to the beach from a private gate.

Flooded with light, this exclusive property boasts a generous living room with comfortable sofas with plenty of seating, a spacious dining area and a fully-equipped kitchen. With large windows creating a luminous and airy atmosphere dominated by light colors, the ground floor boasts a double bedroom, an office with a bed for one guest, and two bathrooms with shower. On the first floor you will find three double bedrooms with bathroom with shower, and two double bedrooms (or twin rooms) with bathroom with shower.

# PHOTOS





