



Property 1557152288



**Number of beds:** 19

**Bedrooms:** 10

#### Pets Allowed

Pets allowed on request.



#### Air Conditioning In The Bedrooms

Each bedroom can use its own air conditioning system. Please note that this is not air conditioning but a floor cooling system combined with a dehumidification system. It is very comfortable, but not as immediate as the air conditioning and it lowers the temperature evenly by about 6-7 degrees.



#### Hair Dryer In The Bathrooms



#### Barbecue



#### Fireplace

#### Crib

#### Available For Events

On request, the villa is available for events.



#### Fibre Internet



#### Internet in the garden and common areas

Located in a quiet area and suitable for yoga retreats

#### The Villa is Less Than 15 km From a Golf Course

La villa is about 15 km from Forte dei Marmi Golf Club.

The maximum distance from the city centre is 1.5 km



#### Dishwasher



Washing Machine

### Mattress sizes and bed dimensions

Good-quality latex mattresses.10 Bedrooms:8 Double bedrooms.1 Twin room.1 Single room with French bed.

### Nearby

The villa is about 0,5 km from the restaurants: Osteria Candalla, Emilio & Bona, and Villa La Bianca.The villa is about 0,5 km from bars, grocery stores and a church (located in Vado).The villa is about 1,5 km from a bank, a supermarket and a pharmacy (located in Camaiole).



Gym



Parking Space

Garage for up to eight cars.



Table Tennis



Swimming Pool

Infinity pool: 12 x 5,50 m.Depth: 1,60 m.



Heating

Underfloor heating throughout the villa.

High Chair



Housekeeping

Daily cleaning, two hours per day (to be agreed).



Countryside View



City 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 Camaiore is 41 km from Pisa Galileo Galilei International Airport, 97 km from Florence Amerigo Vespucci International Airport, and 358 km from Rome Leonardo da Vinci International Airport. Pietrasanta is 10 km from the villa, Viareggio is 13 km, Forte dei Marmi is 17 km, Massa is 22 km, Lucca is 33 km, Pisa is 35 km, Carrara is 46 km, Florence is 109 km, and Siena is 173 km. The villa is located in Camaiore, where all the necessary services can be easily found.

## FEATURES

- 10 Bedrooms (8 Double Bedrooms, 1 Twin Room, 1 Single Room)
- 10 En-Suite Bathrooms with Shower
- 1 Guest Bathroom
- Infinity Pool
- Furnished Poolside Area
- Fully-Equipped Kitchen
- Living Room with Fireplace
- Dining Room
- TV Room
- Reading Room
- Garden
- Outdoor Dining Area
- Well-Equipped Gym
- Laundry Room with Washing Machine
- Oven and Microwave
- Wood-Burning Oven
- Piano
- Private Garage



# DESCRIPTION

## Property 1557152288 - CAMAIORE

### 8 Bedrooms

#### Location and Surrounding Area

Located in the picturesque town of Camaiore, just a few kilometres from the exclusive resort-lined Versilia coast, this elegant ten-bedroom villa is the perfect place for a stylish break in one of the most appreciated areas of Northern Tuscany. The Riviera della Versilia boasts twelve miles of uninterrupted sandy shores and beach resorts, offering Italian beach culture in all its glory. What might otherwise be an ordinary stretch of beach is made extraordinary by the white peaks of the Alps, which rise like snow in the distance.

Lying just inland from the wide strip of beaches that fringe the Versilia coastline and backed by the majestic Apuan Alps, the mellow old town of Pietrasanta has long been home to a vibrant community of artists and sculptors, with its bronze foundries and marble studios attracting the likes of Mitoraj, Botero, and Henry Moore. It is dozy in the off-season, but busier in warmer weather when a cool crowd drifts up from the coast to explore its galleries and independent boutiques and sip Campari spritz in the lovely Piazza del Duomo.

The villa is a few kilometres from the sunny seaside town of Viareggio, one of Tuscany's largest seaside resorts, graced with an air of elegance lent mainly by the long avenue of palms that runs the length of its seafront promenade. A modest collection of Art Nouveau-style facades adds to the sense of refinement, though for the most part, the buildings are old-style seaside hotels. Its beaches are all private, except for the free stretch between Viareggio and Torre del Lago.

Immersed in the green of the Mediterranean scrub, the traditional town of Forte dei Marmi is famed for its exclusive hotels, magnificent villas, designer boutiques, and luxury beach chalets. In the 1930s, the Fiat-founding Agnelli family made the town popular by buying a summer residence here, and the holiday home trade hasn't stopped since. The maze of tree-lined streets that lead off Roma Imperiale, to the south of the historic centre, holds the plushiest villas and celebrity hotspots.

The villa is also a few kilometres from the fortified city of Lucca. Hidden behind imposing Renaissance walls, its cobbled streets, handsome piazzas, and shady promenades make it a perfect destination to explore on foot. At the end of the day, historic cafes and restaurants tempt visitors to relax over a glass of Lucchesi wine and a slow progression of rustic dishes prepared with fresh produce from nearby Garfagnana. If you have a car, the hills to the east of Lucca demand exploration.

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#### The Property

Perched high on a hill with charming views over the surrounding countryside, Property 1557152288 provides the perfect retreat for those seeking complete privacy and relaxation in Northern Tuscany. This magnificent property has been masterfully renovated while preserving the atmosphere of a traditional 16th-century villa. Surrounded by rolling hills, Property 1557152288 can accommodate up to nineteen guests and features ten bedrooms (eight double bedrooms, one twin room, and one single room) with en-suite bathrooms spread over three floors.

The villa is surrounded by a lush garden where you will find a magnificent infinity pool and a spacious sundeck equipped with comfortable sun loungers, inviting guests to sit back and unwind. Offering a calm atmosphere, the sundeck 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 garden also features a generous al fresco dining area with a barbecue and wood-burning oven in the shade of a pergola.

Accessed from the courtyard, the ground floor boasts a generous living space featuring beamed ceilings, terracotta floors, a large fireplace, and comfortable sofas with plenty of seating. As evening falls, gather around the fireplace and enjoy a glass of wine with your fellow guests. On the same floor, you will also find a large dining room with a fireplace, an adjoining fully-equipped kitchen, a comfortable TV room, a cosy room complete with a piano, a lounge ideal for reading, and a convenient guest bathroom.

Accessed by a short flight of steps, the first floor houses six comfortable double bedrooms featuring en-suite bathrooms with showers and offering the ultimate blend of style and comfort. On the lower ground floor, you will find three exceptional double bedrooms and one single room, each featuring an en-suite bathroom with a shower. Each bedroom is adorned with fine fabrics and antique furnishings. The lower ground floor also features an exceptional gym complete with modern equipment and a TV room with comfortable sofas.

Each bedroom has its own air conditioning system. Please note that this is not traditional air conditioning but a floor cooling system combined with a dehumidification system. It is very comfortable, though not as immediate as air conditioning, and it lowers the temperature evenly by about 6-7 degrees. Property 1557152288 also features a laundry room complete with a washing machine and a garage for the exclusive use of the villa's guests.

# PHOTOS















