



Property 481



Number of beds: 12 + 4

Bedrooms: 6 + 2

Bathrobes and Slippers

Bathrobes and slippers available for each guest.



Private Beach Access

The villa has direct beach access. You walk right down on the villa property from the villa to the beach. The beach is not private. There is a lido near the villa that we can access private lounge chairs.



Air Conditioning Throughout

Included in the rental price.



Air Conditioning In The Bedrooms

Included in the rental price.



Hair Dryer In The Bathrooms



Dryer



Fireplace

Safe

Safe box available in each bedroom.

Crib

Available For Events

On request, the villa is available for events.



Stereo system and DVD



Internet in the garden and common areas

Located in a quiet area and suitable for yoga retreats

The maximum distance from the city centre is 1.5 km
The villa is less than 1,5 km from the center of Praiano.



Dishwasher



Washing Machine

Mattress sizes and bed dimensions

Main Villa sleeps 24 (18 adults and 6 children comfortable):Ground floor:Entrance hall, spacious dining-living room with fireplace and French doors leading out to the panoramic terrace, 2 sofas and SKY TV.(Guest Room 1) Bedroom 1: double bedroom with queen size bed (bed size 153x203 cm, not convertible into a twin) with fireplace and French door leading out to the terrace furnished with armchairs.(Guest Room 2) Bedroom 2: small double bedroom (bed size 137x190 cm) with direct exit to the terrace. These two bedrooms share 1 bathroom with a big bathtub and hand held shower.Few steps up leading to a fully equipped professional kitchen, pantry room, guest bathroom.First floor: corridor, large relax room with billiard, sofa with stunning views.(Relax Room) Bedroom 3: double bedroom (bed size 182x213 cm) with direct access to terrace. New beautiful bathroom with shower located directly across the hallway. (White Suite) Bedroom 4: double bedroom (bed size 182x213 cm), bathroom with tub and shower with window with gorgeous views. (Master Suite) Bedroom 5: suite double bedroom (bed size 182x213 cm) with changing room, Californian king-size bed, private terrace and amazing views, large en-suite bathroom with tub and shower.Just a few steps up from the first floor is a newly created loft.(Grandchildren's Room) Bedroom 6: This is a large spacious loft that has a double bed (bed size 137x190 cm), and two sofas that are convertible into comfortable double beds with an en suite bathroom with as shower. This room can accommodate 6 people comfortably. Perfect for teenagers or children but also has been reserved for an adult couple (and not utilizing the sofa beds).(Pool House) guest house sleeps 4:Lower level (pool level) Sofa that converts to a comfortable double bed (bed size 137x190 cm) . Bedroom 7: Californian king bedroom (bed size 182x213 cm) with sea view, en-suite bathroom with bathtub and shower with breath taking views of the sea. Tower sleeps 2:External staircase leading to the first floor (20 steps).Bedroom 8: double bedroom (bed size 137x190cm, not convertible into twin), fireplace, sofa seating 3, a spiral staircase (23 steps) leading down to a newly renovated bathroom with shower. Direct exit to the ground floor.Beach House sleeps 2:170 steps from the pool area, small independent house with breakfast kitchen, fireplace.Bedroom 9: double bed bed size 182x213 cm) and en-suite newly-renovated bathroom with shower and bath. Private terrace with stunning views and 4 lounge chairs.

Bath amenities

Refilled at no extra cost.



Butler

Nearby

The villa is about 1,5 km from the center of Praiano, where you will find all the necessary services.



Gym



Swimming Pool

Kidney-shaped pool. The approximate size is about 25 feet long and 15 feet wide.There are two depths to the pool. One depth is about 3 feet and the other depth is about 11 feet. The swimming pool is always heated and that is included in the price.



Heating

Included in the rental price.



Heated Pool

The swimming pool is always heated and that is included in the price.

High Chair



Concierge Service

The butler is on site everyday from 6:00 am to midnight daily and can provide concierge services along with our office staff. All included in the rental price.



Cook Service

All meals are included and a chef is on site from 8:00 am until 11:00 pm, every day. The cost of food is included as are beverages. Very high end wine and spirits are additional.

Housekeeping

Maid service is daily and included in the price. There are 2 full time maids that work from 8:00 am to 5:00 pm. They will also do personal laundry at no extra cost.

Smart TV

SPA

The villa has an outdoor heated stainless steel jacuzzi and also an outdoor massage area.

Staff living on site

The staff does not live on the property. They live within 100 meters of the villa.

Pool Table

Mattress topper

Satellite TV

Outdoor Hot Tub

The Villa has an outdoor heated stainless steel jacuzzi and also an outdoor massage area.

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

Positano 10,1 km Amalfi 9,7 km Pompei 43,1 km Naples 65,3 km Naples Capodichino 68,7 km Naples Central Station 65,3 km Rome 283 km

FEATURES

- 6 Double bedrooms (3 annexes)
- 2 Further double bedrooms available on request

Main House:

Master Suite, California King and en suite bathroom

White Suite, Queen Bed and en suite bathroom

Relax Suite, Double Bed and full bathroom

Guest Room 1, Double Bed, full bathroom (shared with Guest Room 2)

Guest Room 2, Double Bed, full bathroom (shared with Guest Room 1)

Twin Bed located just outside of the Master Suite

Grandchildren's room, queen bed and two sofa beds, full bathroom

Pool House: California King and ensuite bathroom with double sofa bed

Tower: Double Bed and ensuite bathroom

Beach House: Full Bed and ensuite bathroom

- 8 Bathrooms
- 5 bedrooms have working fireplace, air conditioning (except for Tower apartment where portable unit is available), stereo with CD player, SAT TV
- 3.000 Sq. m. garden
- Heated Pool area with chaise lounge chairs with umbrellas and tables
- Equipped kitchen with a 6-range stovetop, oven, microwave, American coffee pot, and many more accessories
- WI-FI internet and Satellite TV throughout
- DVD and laptop
- Massage table
- Wine Cellar
- Pizza Oven
- Closed circuit video surveillance in house
- 24-hr concierge
- Included in the rental: big continental breakfast, porter service, full staff (gardener, 2 cleaning staff), daily linen changes, all utilities, laundry; Cooking service (food and beverage incl.)
- Full menu can be brought by beachside restaurant
- Arrival by land or sea (sea arrival extra; enquire about costs when reserving)
- Phone and fax calls to be paid on site



DESCRIPTION

Property 481 - PRAIANO

8 Bedrooms

Location and Surrounding Area

This spectacular property went through a very recent and arduous renovation period after being purchased, in 2006, by its present owner. After a full year of renovation, this property now offers vacationers a small piece of paradise along the Amalfi Coast. Located in Praiano, the property was owned by a noble Neapolitan Princess, who built the first structure of the villa at the beginning of the 1900's. After being sold to a Chilean consulate, it then changed hands into a pair of famous designers, who owned the property from the 1980's through recent. It was at this time that the villa underwent a conformation to elite destination, hosting many international figures, such as Racquel Welch, Donna Karan, Julia Roberts, and Michael Keaton, to name a few. The property still enjoys some of the original décor pieces from ancestors of its first proprietor.

The Property 481 (780 Sq. M.), a nice mixture between modern and rare, is situated approximately two minute walk from town's main Dom, right along the coastline, and enjoys a private entrance by sea, up a flight of 202 steps that take you from the beach to the villa's pool deck. In fact, to get to the villa, via the Duomo of Praiano and the main Amalfi Coast road, all you need to do is follow signs to the beach.

The entrance into the property is through a portion of the private garden into a small study where a laptop lay at guests' disposal (WI-FI Internet throughout). The format of the property allows for guests to flow from the rooms out onto the large, panoramic terraces that surround the property. The entrance study leads, straight ahead, into the large kitchen, where two, large wooden dining tables for 12 guests sit below large chandeliers. The new kitchen is fully equipped with a 6-range stovetop, oven, microwave, American coffee pot, and many more accessories all at guests' disposal. The living room, also situated off of the entrance study, is a large, modern double living room with white décor, 17-foot high ceilings, and access directly onto the large, panoramic terrace. The terrace enjoys large, white sofas, a day bed, fireplace, and décor pieces (silver candelabra, small vases, etc.) are situated throughout. The living room also has air conditioning.

The living room leads you down a corridor, which takes you to the first two bedrooms. The bedroom at the end of the corridor is a large, double bedroom with air conditioning, a fireplace, and direct access out onto the terrace. The second bedroom off of this corridor is not usually used during rentals. It is a double bedroom with access out onto the large, panoramic terrace. The large bathroom down the corridor enjoys a shower.

The second floor of the house, found up a two flights of steps (in all 30 steps) off of the entrance study, consists of two master bedrooms, each with en-suite bathroom, a double bedroom (available on request) with a private bathroom (not ensuite) and a large, triple panoramic living room, all enjoying vast amounts of natural light. The first bedroom suite has modern, white décor and large, panoramic windows looking out over the Mediterranean and the Island of Capri. The queen size double bedroom enjoys a small, internal sitting room with several chairs and a small breakfast table, fireplace, flat screen TV, dresser, closet, and several bedside lamp tables, while fresh flowers perfume throughout. The en-suite bathroom enjoys a panoramic bathtub overlooking the coastline, with showerhead and separate bidet and toilet area. The bathroom enjoys white, ceramic tile floors and lots of light. The second master bedroom, also found on the second floor, boasts a separate sitting room with day bed (which can be used as a single bed) and access to a small terrace. It flows into the master bedroom with large double bed, 42 inch TV, fireplace, electric curtains, and large, panoramic windows overlooking the Mediterranean. The large, en-suite bathroom enjoys an ancillary make-up room, and bathroom with shower.

The living room on the second floor has a small sofa and a pool table.

The remaining three bedrooms are all annexes, from the guesthouse found on the pool deck, to the 'beach front' apartment, to the tower annex, housed in a tower over 1,000 years old. The pool suite has entrance through its small kitchen (with small refrigerator, sink, and two range stovetop) into the double bedroom with dresser. The pool suite also enjoys a panoramic en-suite bathroom with shower. The

tower dependance is located off of the pool deck, and entrance is either directly from the garden or up a flight of 20 steps to the tower. The tower dependance is located on two floors. The bottom floor houses the full bathroom with shower, while the top floor enjoys a double bed, sofa, and a working fireplace, as well as panoramic views. The dependance does not have air conditioning, but a portable unit is available, upon request. The beachfront apartment is found down the long path of steps that leads from the villa's pool deck down to the beach. It is necessary to walk 164 steps from the pool deck to get to the beach apartment; however, it could very well be worth the walk. The beachfront apartment now has a double bed, it enjoys a fireplace, a lovely, beachside terrace and en-suite bathroom with shower. The unit is located 38 steps up from the beach, where there is a public bathing facility and a nice, seaside restaurant. Guests can rent umbrellas and beach lounge chairs and food can also be delivered from the restaurant and brought up to the villa.

The gardens of the property cover about 3,000 square meter and boast a large, panoramic terrace at the front of the house, with a large, glass dining table and seating for 8, overlooking the Amalfi Coast and Positano. This terrace bleeds onto a second, panoramic terrace with large lounge chairs, small sofas, and coffee tables. The gardens and terraces, filled with various species of floral and plants, thread all over the property and include the pool deck, with light-bulb shaped pool and 6 chaise lounge chairs with umbrellas covering for shade and small coffee tables flanked by another round, ceramic table and cast-iron chairs for six. The pool deck leads into the tower dependance, which enjoys a large terrace area to its side. Moreover, the villa encompasses a small gym, and a massage table. The gardens finish behind the house with a large pizza oven and wine cellar.

Staff (gardener, cook, 2 cleaning staff) house located off premises, 20 feet from the main entrance of the villa. Villa staff house connected by intercom & telephone with the main house. Staff hours decided with client.

PHOTOS















