



Alba Home Sirmione srl Piazza Unità D'italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3246952832 buyer@albahome.it www.albaluxury.it



Villa Sale in Siena (SI) Via Vignali 1

Property near Siena, Tuscany

For sale in picturesque Tuscany, a short distance of 5 km from Siena and just 90 km from Florence Airport, emerges this extraordinary 650 sqm residence with restaurant, swimming pool, and a terrace with magnificent views over the Tuscan countryside. The vast 5 hectares of land, skilfully divided between a carefully tended garden and cultivated fields, gives this property an aura of exclusivity. The property, which has undergone a refined restoration, houses a restaurant located in the charming stable on the ground floor, with the possibility of dining al fresco in the garden on hot summer days, offering a spectacular view of the farm's vineyards and olive groves, as well as the surrounding hills. The accommodations, authentically furnished in the Tuscan style, feature fine wooden beams on the ceiling. Some are located on the ground floor, others on the first floor, and all have fully equipped kitchens. The solutions for two persons include a double bedroom, a bathroom and a cosy living room with kitchenette. As for the six-person flat, there are three spacious double bedrooms, a bathroom and a generously sized kitchen-living room. Thanks to its ideal location, close to Florence (75 km), San Gimignano (45 km), Volterra (70 km), Perugia-Assisi (110 km), Monte Amiata (80 km) and the beautiful Tyrrhenian coast (80 km), this residence represents an unparalleled opportunity for those seeking a prestigious residence in Tuscany.

INFORMATION

Ref.	Toscana 811
Type	Sale
Category	Villa
Price	2,500,000.00
Annual Expense	
Year	
Energetic Class	VA

NUMBER

Rooms	15
Bedrooms	7
Bathrooms	9
Balconies + Terraces	
Floor	
Car Space	
Box	

SQUARE METERS

Commercial	650
Garden	50000
Cellar	
Balconies + Terraces	
Attic	
Tavern	
Box	

FEATURES

Property Conditions	Renovated	Rank	Elegant	Orientation	North West South East
Free Sides	4	Garden	Private	Heating	Central
Heating Type	Boiler				



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ACCESSORIES

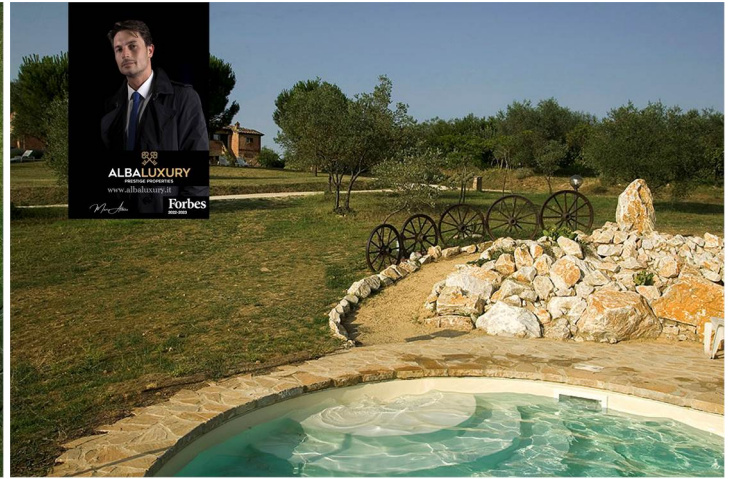
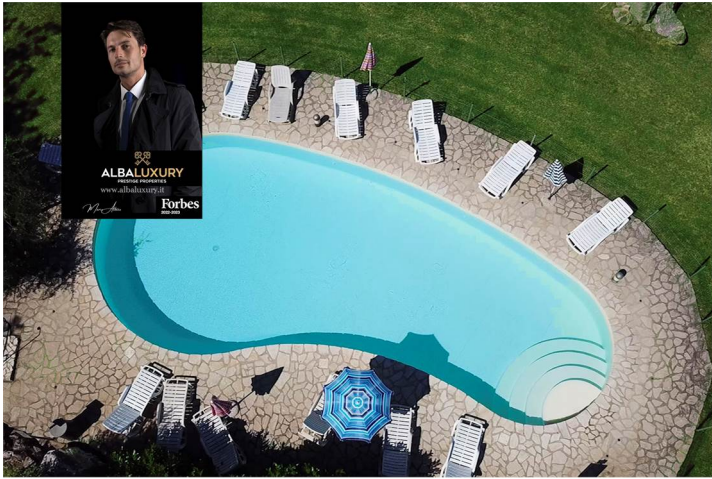
Fireplace

Swimming pool

Data network

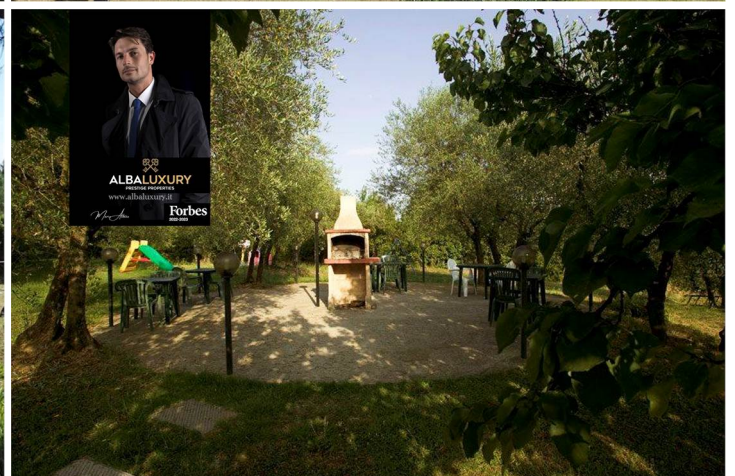
Storage room

IMAGES



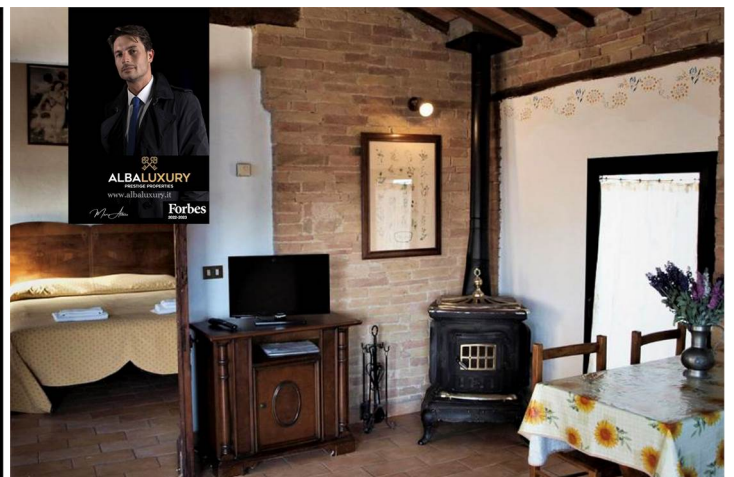
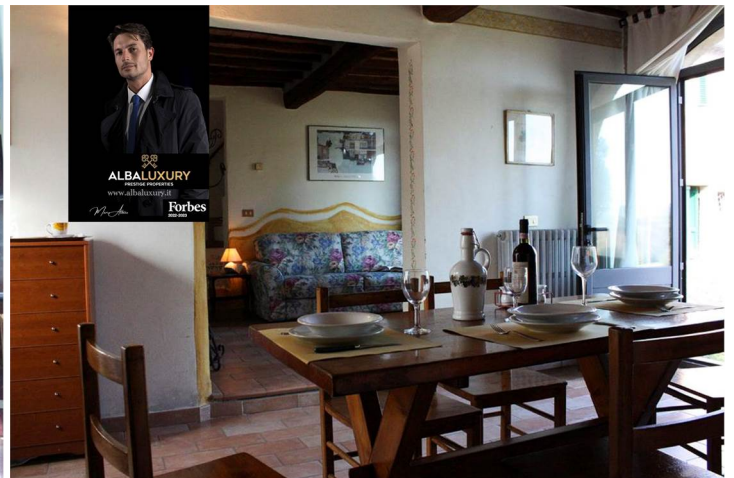
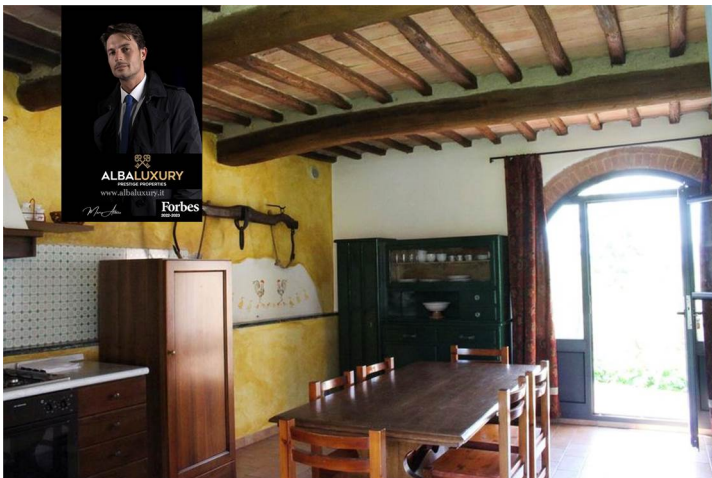


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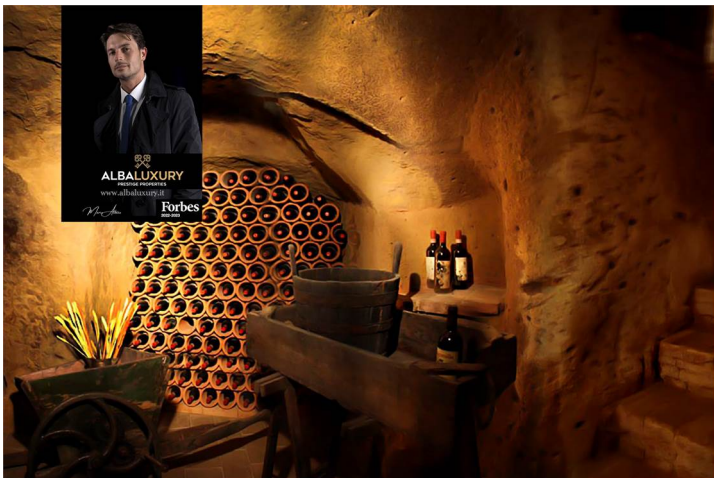


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PRESTIGE PROPERTIES

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