



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 Pontassieve (FI) Via spartaco lavagnini 1

### Agriresort near Florence, Tuscany

An enchanting agri-resort nestled amidst the rolling hills of Tuscany, just a short distance from Florence. This magical and relaxing place is an exclusive resort, completely renovated in 2015, that embraces the essence of Tuscan luxury and authenticity. The property covers approximately 2,200 square metres of pure refinement, offering 22 rooms and numerous suites, each a unique masterpiece furnished with period furniture. The exclusive atmosphere can already be felt in the cosy restaurant, while the 4-hectare secular park cradles the property in a green embrace of olive trees, cypresses and local produce. Enjoy a unique experience of relaxation in the swimming pool set amidst the greenery and indulge in moments of pure wellbeing on the exclusive tree terrace, admiring the surrounding landscape. The spa, currently under construction, promises to further enrich this oasis of luxury. The hotel also offers a conference room, ideal for exclusive events, and a cosy reception that will accompany you through every detail of your stay. The atmosphere is enriched by the scent of olive trees, the enchanting view of cypress trees and the richness of wine and typical Tuscan products. Each room fits perfectly into the unique landscape of the green Tuscan countryside, offering breathtaking views of the Villa's gardens and the surrounding valley. Experience authentic luxury, where every detail is taken care of with passion and dedication. This is a unique opportunity to own a prestigious property that combines old-world charm with modern conveniences, a luxury retreat immersed in the timeless beauty of Tuscany.

#### INFORMATION

Ref.	Toscana 709
Type	Sale
Category	Villa
Price	4,800,000.00
Annual Expense	
Year	
Energetic Class	VA

#### NUMBER

Rooms	40
Bedrooms	25
Bathrooms	35
Balconies + Terraces	
Floor	
Car Space	
Box	

#### SQUARE METERS

Commercial	2200
Garden	40000
Cellar	
Balconies + Terraces	
Attic	
Tavern	
Box	

### FEATURES

Property Conditions	Renovated	Rank	Elegant	View	Open View
Orientation	North West South East	Free Sides	4	Garden	Private
Heating	Independent				



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## ACCESSORIES

Air conditioning

Lift

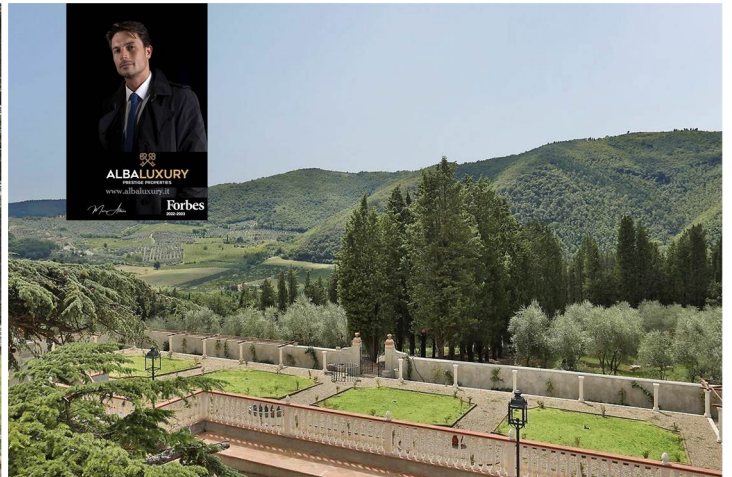
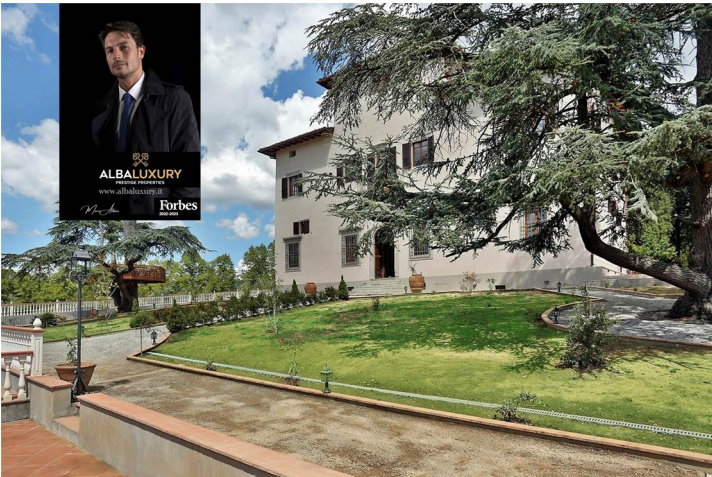
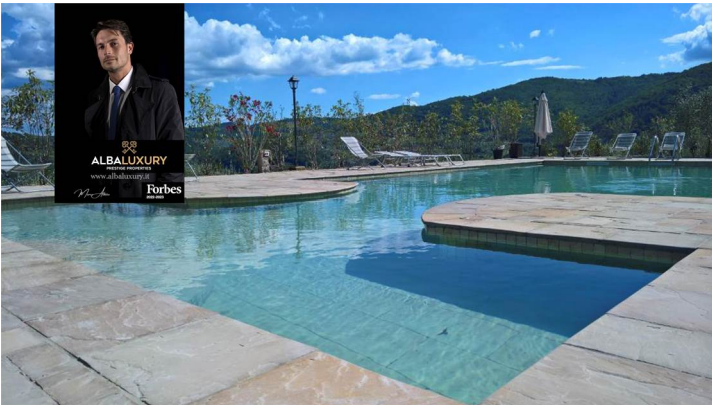
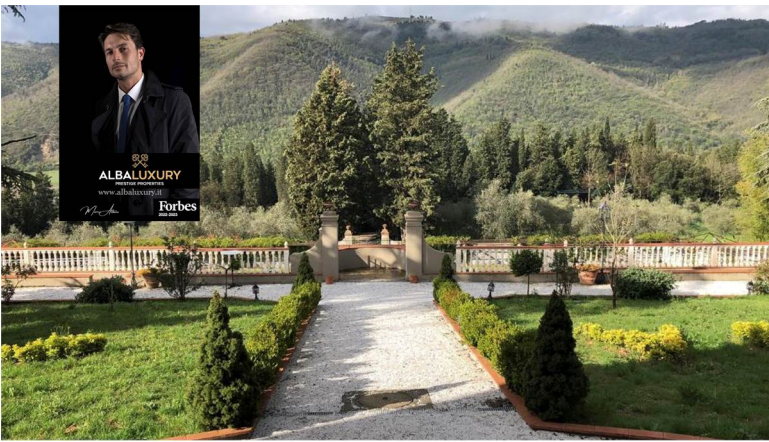
Swimming pool

Data network

Storage room

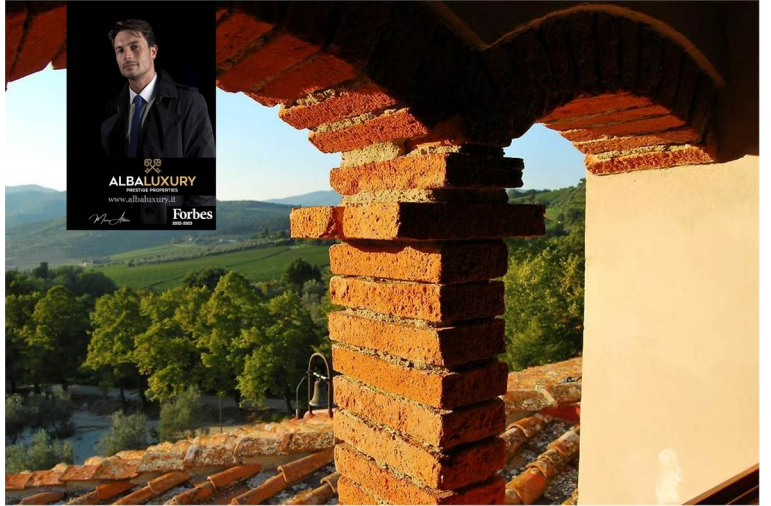
Jacuzzi tub

## IMAGES



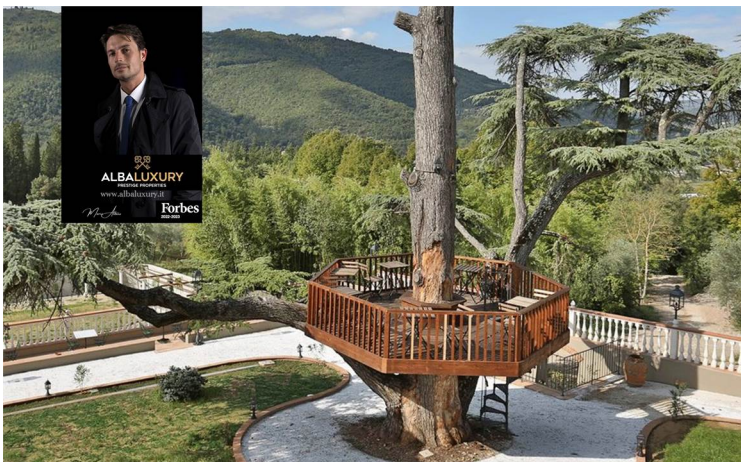
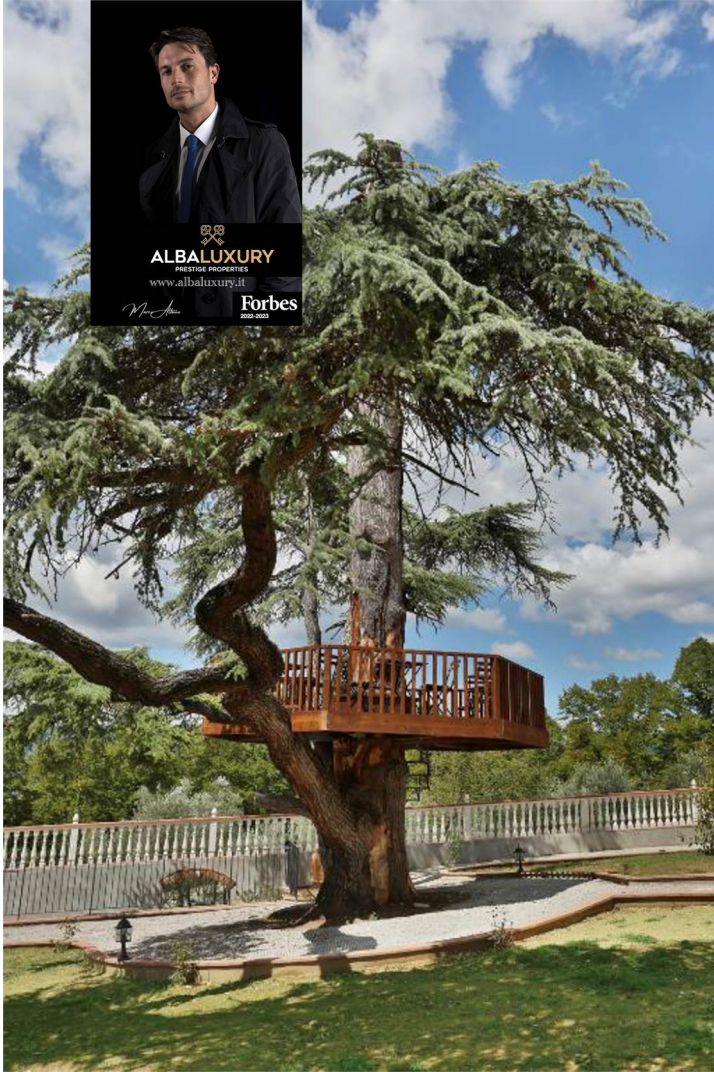


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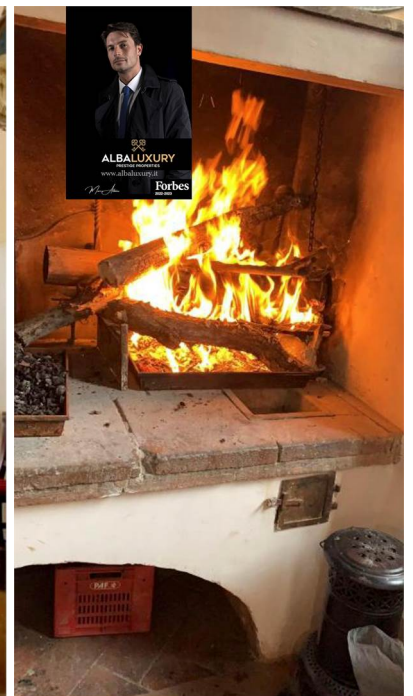
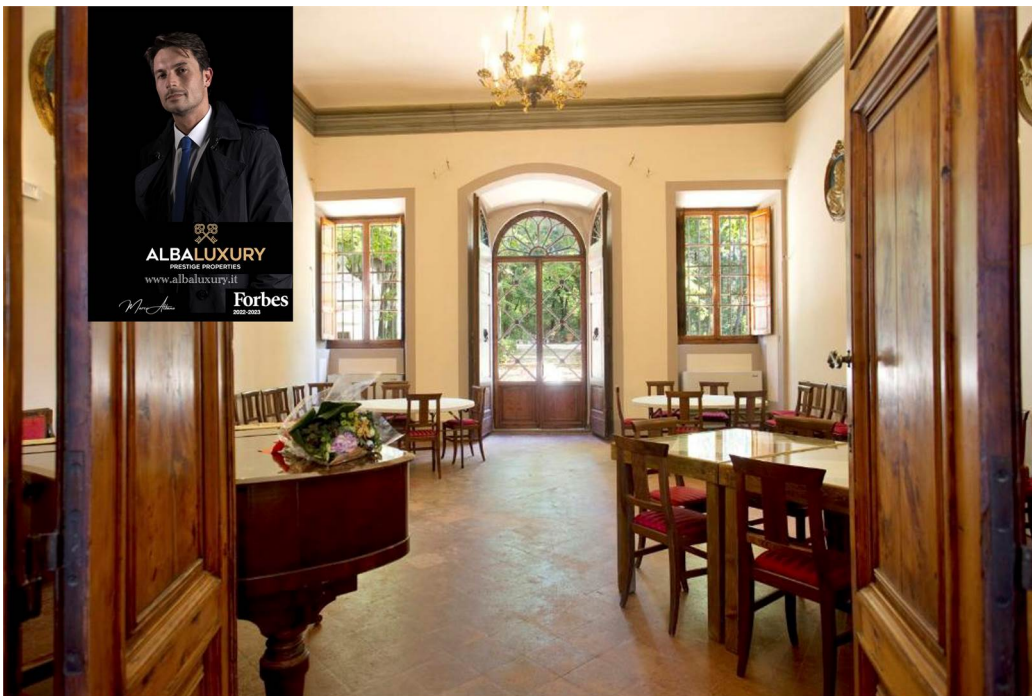


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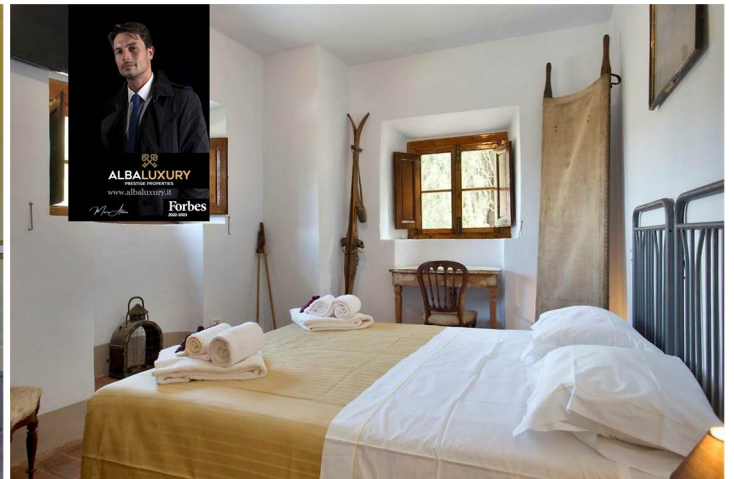
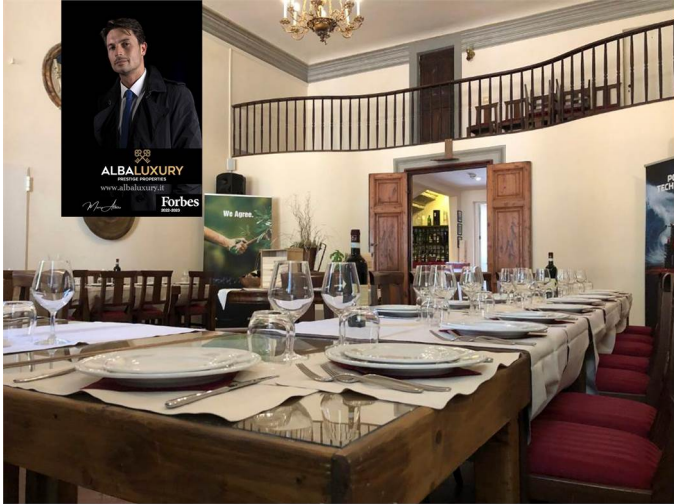


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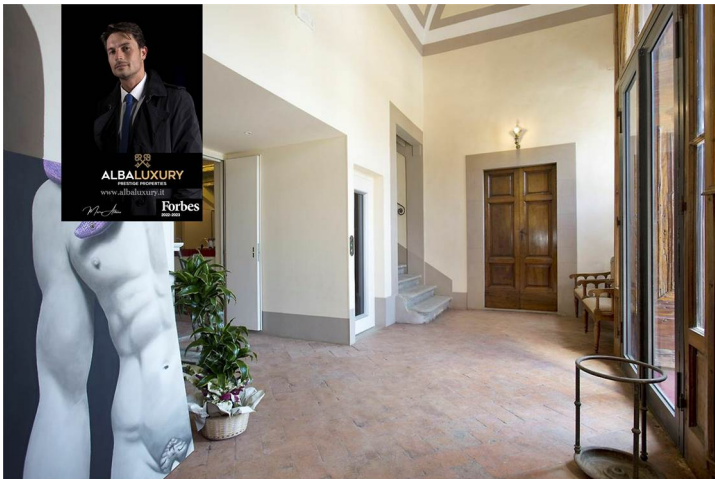
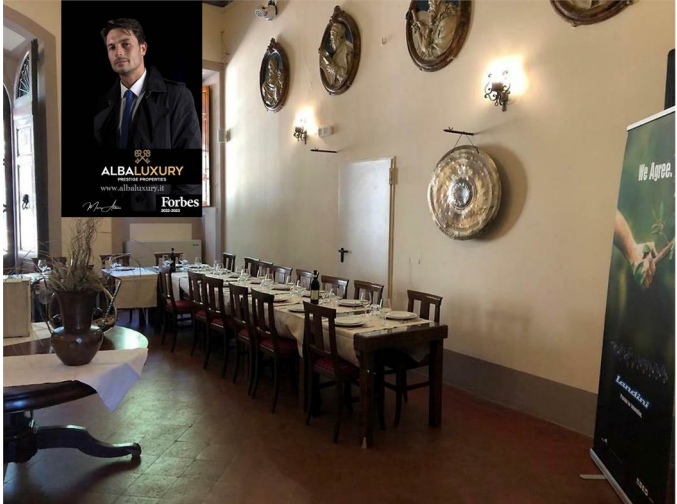


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# ALBALUXURY

PRESTIGE PROPERTIES

FOR CONFIDENTIALITY REASONS,  
PLANS ARE ONLY RELEASED ON REQUEST

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