



Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



Enchanting Estate in Gravina di Puglia

An enchanting estate, currently used for weddings and events, located in a densely wooded and hilly area a few kilometres from the town of Gravina. It was built at the beginning of the last century by a noble family from Gravina, the Pomarici Santomasi. The last descendant of the family was Michelina Pomarici Santomasi, granddaughter of Baron Ettore, who left the city of Gravina a house-museum known and visited by many tourists, and a middle school that was initially an agricultural school of great importance in the central south.

In 1999, the estate was purchased by the Urgo family, who, through an impressive renovation project, brought it back to its original identity: the Villa was recovered as the central part of the entire complex, the entrance avenue was brought back to life as it had been in the past with a grand entrance and Italian-style garden hedges and even an ancient spiral staircase.

The renovation is being carried out with scrupulous care and historical respect by the well-known architect Bepi Povia, known throughout the Apulia region for having directed and designed works with a high artistic and historical profile. Michelina Pomarici Santomasi herself was informed by the Urgo family of all the renovation work, and she fully shared all the choices made because they were the most consistent with the very origin of the Villa. The Tenuta itself was used at the beginning of the century by the Santomasi family as a hunting reserve, and the entire noble class of the city was hosted inside the manor house for entire holiday periods that coincided with hunting parties.

During the Second World War, the villa was occupied by American troops who used it to house officers and their families. Today the villa is used to house the SPA wellness centre, hotel and reception, while the old stables, which mainly housed the horses of the rich nobles, have been restored and converted into reception rooms. The overall size of the La Cavallerizza estate is 4.5 hectares plus 20 hectares of centuries-old woodland with ancient oak shrubs.

The villa also boasts a marvellous location in the Apulia region that offers crystal-clear waters, vast beaches, culinary delicacies and breathtaking landscapes.

INFORMATION

Ref.	Puglia 007
Type	Sale
Category	Villa
Price	5,000,000.00
Annual Expense	
Year	1930
Energetic Class	D 91.21

NUMBER

Rooms	20
Bedrooms	8
Bathrooms	8
Balconies + Terraces	1
Floor	
Car Space	200
Box	

SQUARE METERS

Commercial	3000
Garden	45000
Cellar	
Balconies + Terraces	200
Attic	
Tavern	
Box	



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FEATURES

Property Conditions	Perfect Conditions	Rank	Elegant	Position	Hill
View	Open View	Orientation	North West South East	Free Sides	4
Garden	Private	Furniture	Furnished	Type living	Salon
Kitchen	Eat-In Kitchen	Heating	Central	Heating Type	Condensing boiler
Type of heating system	Other	Energy source	LPG Heating	Hot Water	Central
Cooling	Fan Coil	Fixtures	Wood triple glazed	Doors	Excellent
Blind	Wood Blinds	Floors Living Room	Parquet	Floors Bedrooms	Parquet
Floors Kitchen	Marble	Floors Bathroom	Marble		

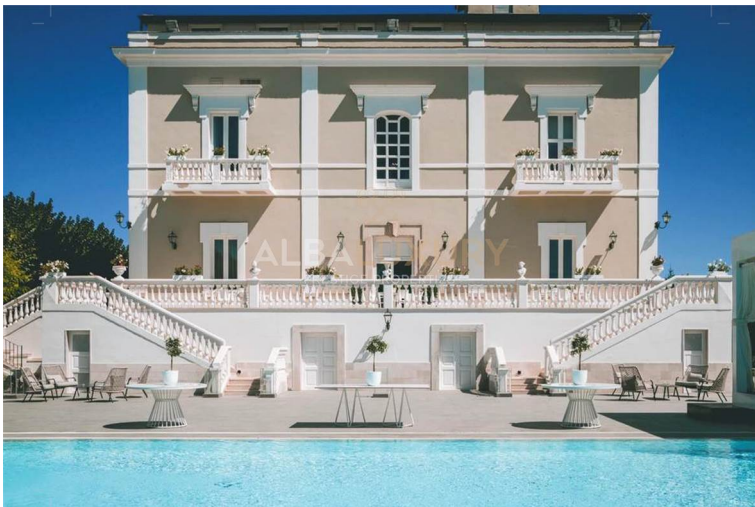
ACCESSORIES

Antitheft	Air conditioning	Wall Closet	Lift	Barrier-free bathroom
Safe	Electric gate	Double glazing	Double entrance	PA system
Photovoltaic system	Satellite system	Window bars	Separate entrance	Solar panels
Car passage	Footpath	Swimming pool	Data network	Storage room
Electric shutters	Outdoor tables	Awning	Jacuzzi tub	Veranda
Video intercom	Video surveillance	Flyscreens		

IMAGES

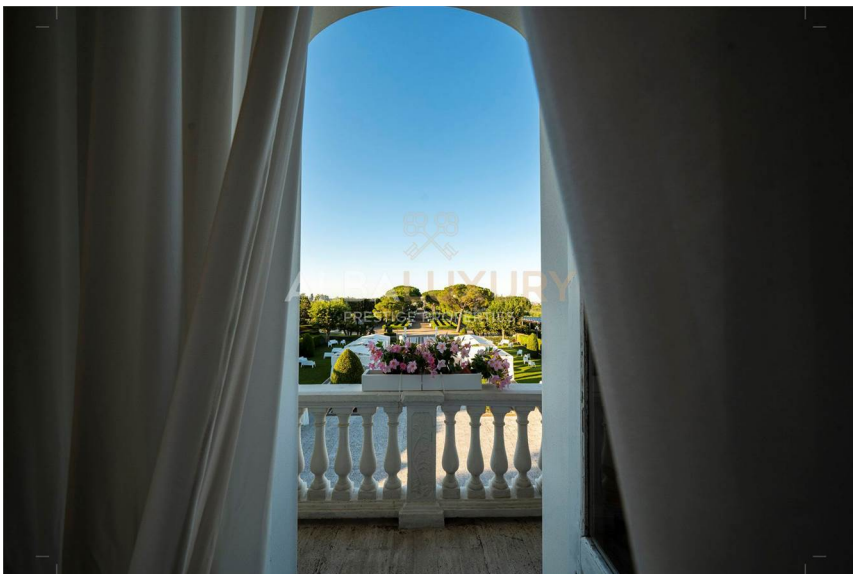


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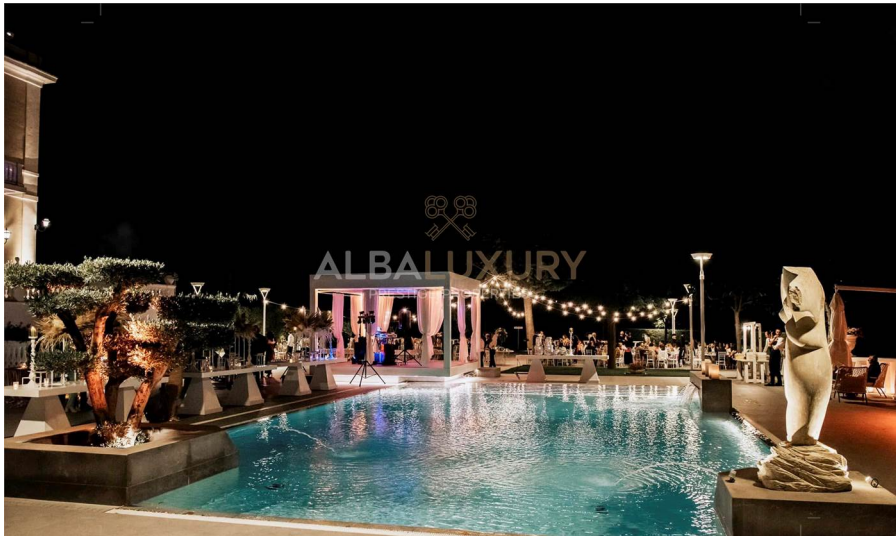


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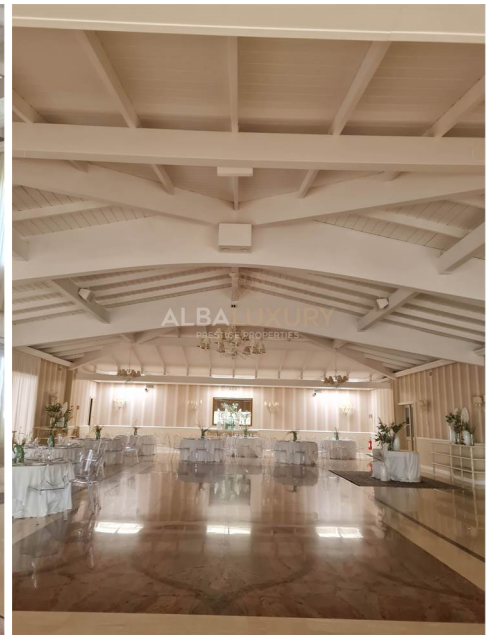


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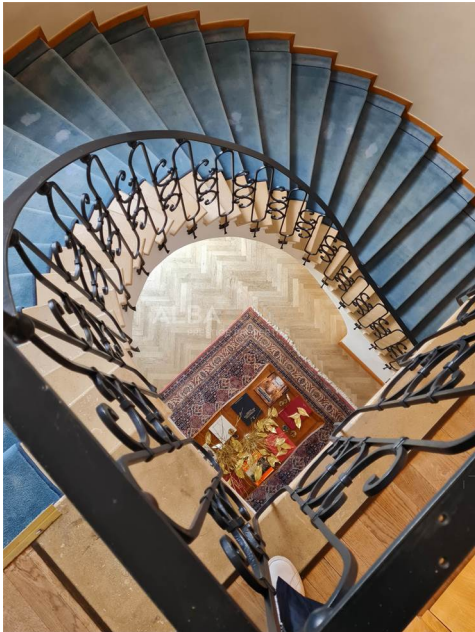
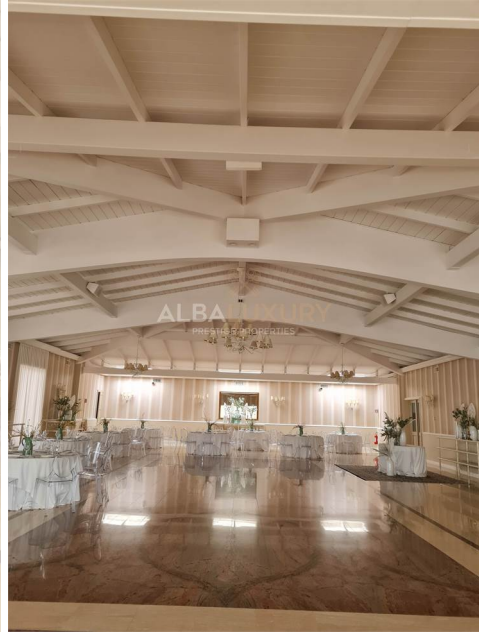


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