

Langhe Dream House

Region: Piedmont **Sleeps:** 8

Overview

This unique Piedmont villa enjoys an elevated setting overlooking rolling Langhe hills and vineyards, landscapes that have been classified as a UNESCO World Heritage site in this inspiring wine-making region of Italy.

Set on a country road in a small rural hamlet, step into the main entrance and through to the stylish lounge, fireplace and sliding doors opening to a balcony and spacious terrace with the most incredible views. As evening approaches, settle on the outdoor lounge with a glass of Nebbiolo in hand for romantic sunsets.

An illuminated staircase leads down to the open-plan kitchen-diner with high-end appliances, designer furnishings, a fireplace and piano alongside doors opening to the poolside terrace. This level is also home to a self-contained studio with a good quality sofa-bed and little kitchen, ideal for a couple or older teens seeking a little independence.

On the top floor of this three-storey house, discover the villa's three main bedrooms, each one featuring a double bed, Smart TV, mini-fridge and en suite bathroom (two with showers, one with a bathtub). The scenery from the upper floor is just as outstanding – one bedroom features a balcony overlooking the panorama.

Back down to the swimming pool, sit back on a deck chair and peep through the beautifully pruned Leyland hedge to admire the rolling hills and vineyards, soaking up the breathtaking Piedmont landscapes stretching as far as the distant Alps. There is a poolside table for al-fresco dining and sun loungers for the warm summer days.

Only 3km away is Neive, one of the country's classified '*borghi più belli d'Italia*', famous for its wine production.



Potter around its medieval lanes, dine in one of the village's restaurants and purchase wine from old enotecas. With its charming architecture, fine gastronomy and excellent wine, the historic village will enchant you in every way.

Elsewhere, visit family-run wineries producing Barbaresco, Barbera and Barolo wines using traditional wine-making techniques – this region of Italy produces the most DOCG wines in the country. Visit the historic towns of Bra and Asti and, if you can find the time, spend the day in the impressive city of Turin.

Facilities

Washing Machine • Cycling • Tennis Nearby • Historical Sites • Horse Riding • Walking/Hiking Paths • Hairdryer • Coffee Machine • Villa • Wine Tasting • Air-Con • Golf Nearby • Wi-Fi/Internet • Chef/Cook Available • Private Pool • Cots (Cribs) • Instagrammable • Modern • Pre-Stocked Fridge Available • Cooking Classes Available • Yoga Classes Available • Catering Available • Ideal for Babies & Toddlers • Ideal for Kids • Pool inflatables • Ideal for Teens • Pets on Request • Dishwasher • Microwave • Safety Deposit Box • All Bedrooms En-Suite • Smart TV • Working Fireplace/Woodburner • Heating • High Chair(s) • Fenced Grounds • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

Interior & Grounds

House Interiors (300m2)

Main Floor

- Lounge with fireplace, TV and doors leading to covered balcony and open terrace with outdoor lounge and stunning views
- Guest WC
- Garage access

Lower Floor

- Open-plan dining area with fireplace, piano and doors leading to garden and poolside terrace
- Open-plan kitchen, well-equipped including central island, oven, microwave, toaster, kettle, coffee machine, blender, dishwasher and fridge-freezer
- Laundry room with washing machine and ironing facilities
- Guest WC
- Self-contained open-plan studio (independent access from poolside terrace) with small kitchen area, breakfast bar, safe, double sofa-bed and bathroom with shower. Doors slide open to swimming pool terrace

Upper Floor

- Master bedroom with double bed, Smart TV, walk-in wardrobe, mini fridge, safe and en suite bathroom with shower. On request, a pouf bed can be added for a child (up to 16 years of age) subject to a supplement
- Bedroom with double bed, Smart TV, mini fridge and en suite bathroom with shower
- Bedroom with double bed, Smart TV, mini fridge, balcony and en suite bathroom with bath

Outside Grounds (500m2, gated)

- Infinity swimming pool (11m x 4.5m, depth: 1.4m - 2m) with Roman steps and lighting (in the evening). Open from approximately May to October
- Poolside terrace with sun loungers (x4), deck chairs (x5) and parasol
- Poolside dining area with table, chairs and parasol
- Poolside changing area and shower with hot water
- Barbecue
- Main floor terrace/balcony with outdoor lounge and wrought-iron staircase leading to garden
- Garden/grounds (400m2) with flowers, trees and terraces
- Security cameras (garden and front door, on request)
- Small garage (only available with prior arrangement)
- Parking (via road below the villa, a short walk from the lower ground of the villa)

Facilities

- WiFi
- Air conditioning
- Washing machine
- Hairdryer



- Smart TV
- Fireplaces
- Iron and ironing board
- Safe
- Piano

Location & Local Information

Almost equidistant between Bra and Asti, this stunning Piedmont villa enjoys glorious views of the rolling Langhe hills that have been declared as a UNESCO World Heritage site. The gastronomic town of Alba, famed for its white truffles, is only 12km away and you are in the heart of one of Italy's finest wine-growing regions.

Once a former wine warehouse (ciabot) belonging to the owner's country house next door, Langhe Dream House is in an elevated position, located on a country road in a rural hamlet - with neighbouring houses you do not feel too isolated. From your terrace you can gaze at hilltop Neive (3km), an idyllic village with cobbled lanes, medieval architecture, beautiful squares, pretty churches and yet more views of vineyards producing the area's famous Barbaresco wine. Try delicious local cuisine and prestigious wine at one of the village's excellent restaurants and wine-bars.

Foodies and wine-lovers alike will adore Alba (12km), often referred to as the culinary capital of Piedmont, famed for its white truffles and chocolate. Wander around its historic lanes, step inside the pink-hued Cattedrale di San Lorenzo, step into gastronomic shops and admire the many medieval towers.

As you explore the Langhe and Roero countryside, you will come across so many wineries producing Barbaresco, Barbera, Nebbiolo, Moscato and Barolo wines - this region produces the highest number of DOCG wines in Italy. Most wine-makers are family-run and follow traditional wine-making methods.

Discover a range of restaurants from authentic osterie to Michelin starred establishments serving authentic Piedmont cuisine – this is where the slow-cooking movement originated from. Traditional food varies through the season but you can expect to taste locally reared Piedmont beef (and beef sausages from Bra), tarjarin pasta, gnocchi al Castelmagno as well as dishes made with truffles, chestnuts, hazelnuts and more.

There are wonderful walks through the vineyards, hazelnut groves and rolling hills as well as cycling trails and autumnal truffle hunts through forests. Spend time in historic Italian castles (Castello di Grinzane Cavour is only 20 minutes away), idyllic villages and other beautiful towns including Bra and Asti. Turin is another fantastic day out with its amazing restaurants, grand squares, impressive architecture and one of the best Egyptian museums in Italy.

Local Amenities

Nearest Airport	Turin Airport (94km)
Nearest Airport 2	Genoa Airport (105km)
Nearest Airport 3	Milan Malpensa Airport (161km)



Nearest Golf	Golf Club Cherasco (30km)
Nearest Restaurant	Neive (3km)
Nearest Supermarket	Small supermarket in Neive (3.3km)
Nearest Tennis	Tennis Vallebelbo (16km)
Nearest Town	Alba (12km)
Nearest Train Station	Alba (12km)
Nearest Village	Neive (3km)

What we love

- In an elevated setting, the many views of the rolling Langhe hills and Piedmont vineyards will take your breath away
- On warm summer days cool off in the impressive swimming pool before relaxing by the outdoor lounge as the sun sets
- Taste the Nebbiolo wines of the region – the prestigious Barolo and Barbaresco labels are produced in nearby wineries
- The beautiful village of Neive is only 3km away with its medieval architecture, excellent restaurants and wine-bars

What you should know...

- This beautiful villa sleeps 6 guests across three double bedrooms on the upper floor and 2 guests in a lower-floor self-contained studio with a double sofa-bed. Please see the 'Property Layout' tab for further details.
- It is also possible, on request, to add an extra child (under 16) to your booking using a small bed in the master bedroom, subject to a supplement - please enquire.
- The owners live next door in the main country house (the gate shown to the left of the photo of the main entrance/garage belongs to their house).
- We recommend hiring a car to be able to explore everything that this beautiful region has to offer.

Terms & Conditions

- **Security deposit:** €1500 charged to client's credit card as a pre-authorisation at least 2 weeks prior to arrival and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 4.00 p.m. to 8.00 p.m. Check-in after 8.00 p.m. is available on request but subject to a late arrival fee - please enquire.
- **Departure time:** 10.00 a.m.
- **Energy costs included?:** Yes (excluding heating).
- **Linen & towels included?:** Yes.
- **Pets welcome?:** One small pet may be allowed on request only and with prior agreement with the owner. If accepted, a pet supplement of €60 will apply (payable locally).
- **Other Ts and Cs:** There are three main bedrooms on the upper floor of the villa. The fourth bedroom is a self-contained studio on the lower floor (accessed via the poolside terrace) with a double sofa-bed. A pouf bed for a child (up to 16 years) can be added to the upstairs master bedroom, on request and subject to a supplement - please enquire. One cot and one highchair are available - please request at the time of booking. Weddings, stag/hen parties and any special events are not allowed. No ball games are permitted across the garden/grounds. Please note home security devices are/ may be installed at the villa, please enquire for further information.
- **Changeover day:** Saturday in July and August, flexible during all other periods.
- **End of stay cleaning available?:** Yes. However, guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.
- **Smoking Allowed?:** Outside only.
- **Minimum stay:** 7 nights in July and August, 4 nights during all other periods.
- **Heating costs included?:** No, extra daily charge of approximately €70 per day.
- **Tax:** Italian Visitors Tax payable locally in cash (typically costs €1-€10 per adult per night - please enquire if exact amount is required).
- **Internet access?:** Wi-Fi internet access included.
- **Pool towels included?:** Yes.
- **Pool opening dates?:** The pool is open approximately the first Saturday in May to the last Saturday in October. Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.
- **Property Licence Number:** CIN: IT004148C26YXSYTIN CIR: 00414800030