San Illario

Region: Tuscany **Sleeps:** 22

Overview

Set among the rolling hills of Tuscany, San Illario is a beautifully restored farmhouse offering peaceful surroundings, generous living spaces and sweeping countryside views. Made up of two independent apartments connected by expansive gardens, the villa is ideal for large family gatherings or groups of friends looking to spend quality time together while still enjoying a little privacy.

Recently restored in keeping with traditional Tuscan style, the interiors combine warm, authentic character with modern comforts. Each apartment features a spacious open-plan living and dining area with a fireplace and fully equipped kitchen, creating welcoming spaces for long, relaxed meals and sociable evenings indoors. Across the villa, there are ten elegant ensuite bedrooms, while the tower room provides additional sleeping space for two guests.

Outside, San Illario is designed for making the most of the Tuscan landscape. A covered portico with dining space for the whole group overlooks the gardens and countryside beyond, while the infinity swimming pool offers panoramic views across the surrounding hills. Days can be spent enjoying leisurely lunches by the barbecue, trying homemade pizzas in the wood-fired oven, or simply relaxing on the sun loungers beside the pool.

Though wonderfully secluded, the villa is within easy reach of Tuscany's coastline, historic hill towns and renowned wine villages including Bolgheri, Volterra and San Gimignano.









Facilities

Private Pool • Walking/Hiking Paths • Historical Sites • Cycling • Ideal for Kids • Great Value • Villa • Ski Pass Included • Working Fireplace/Woodburner • Wine Tasting • Recommended • Air-Con • Heated Pool • Has Discount • Pets on Request • Cots (Cribs) • Has Offer • Special Offer • Maid Service Available • Ideal for Teens • Chef/Cook Available • All Bedrooms En-Suite • Ground Floor Bed & Bath • Parking Space • Wi-Fi/Internet • BBQ • Rural Location • Washing Machine • Outstanding Landscapes • Coffee Machine • Outdoor Pursuit & Activities • Hairdryer • Tourist Towns & Villages • Table Tennis • DVD • Dishwasher • Microwave • Safety Deposit Box • Satellite TV • Outdoor Games • Heating • Pre-Stocked Fridge Available • Swings • Ideal for Babies & Toddlers • Football net • High Chair(s)

Interior & Grounds









Villa Interior

Apartment One (sleeps 14 guests)

Ground Floor

- Open-plan room with 2 dining tables, fireplace and fitted kitchen with oven, hob, fridge freezer, dishwasher, microwave, toaster, coffee machine, Moka pot, blender, juicer and kettle
- Living room with sofas and TV with garden access
- Bedroom with double bed and en-suite bathroom with shower, sink and WC
- Bedroom with double bed and en-suite bathroom with shower, sink and WC

First Floor

- 4x bedrooms with double canopy beds, each with en-suite bathrooms with shower, sink and WC

Second Floor (Tower bedroom)

- Two single sofa beds and en-suite bathroom with shower, sink and WC

Apartment Two (Sleeps 8 Guests)

Ground Floor

- Open-plan room with dining table, fireplace and fitted kitchen with oven, hob, fridge freezer, dishwasher, microwave, toaster, coffee machine, Moka pot, blender, juicer and kettle
- Bedroom with double bed and en-suite bathroom with shower, sink and WC
- Bedroom with double bed and en-suite bathroom with shower, sink and WC

First Floor

- Two bedrooms with double canopy beds and en-suite bathroom with shower, sink and WC

Outside Grounds

- Infinity swimming pool (12m x 6m, depth: 1.5m), fenced and available approximately May to end-September. (Heating available at an extra cost and season dependent.
- Private landscaped gardens
- Covered dining area with table seating 22
- Sun loungers and parasols
- Football nets
- Swings
- Table tennis table
- Pizza oven
- Barbecue
- Parking spaces

Facilities

- Wi-Fi
- Air-conditioning
- Heating
- Satellite TVs
- Stereo Hi-Fi system
- Washing machine
- Iron and ironing board
- Hairdryers
- Mosquito screens
- Safe
- Baby bed and highchair
- Courtesy line in bathrooms
- Pool towels

Location & Local Information

Surrounded by rolling countryside and vineyards in the heart of Tuscany, San Illario offers a peaceful rural setting while remaining within easy reach of the coast, historic hill towns and some of the region's most celebrated wine villages. The villa sits close to Guardistallo and Casale Marittimo, where you can wander narrow medieval streets, browse artisan shops and enjoy long lunches in traditional trattorias overlooking the hills.

This part of Tuscany is particularly well known for its wine production, with Bolgheri and the famous Etruscan Coast both nearby. Bolgheri, reached via its iconic avenue of cypress trees, is home to renowned vineyards, charming wine bars and atmospheric piazzas. Wine tastings, vineyard tours and local produce markets can all be enjoyed within a short drive of the villa.

For beach days, the sandy shores of Marina di Bibbona are around 17km away, offering calm waters, beach clubs and pine forests with walking and cycling trails. The nearby seaside town of Cecina is another popular choice for watersports, family-friendly beaches and lively summer markets.

For culture and sightseeing, Volterra and San Gimignano are both easily accessible for day trips, while Florence, Siena and Pisa can also be reached for a deeper glimpse into Tuscany's art, architecture and history.

Local Amenities

Nearest Airport	**Pisa (76km)**
Nearest Airport 2	**Florence (129km)**
Nearest Village	**Casale Marittimo (11km)**
Nearest Restaurant	**Casale Marittimo (11km)**
Nearest Supermarket	**Casale Marittimo (11km)**
Nearest Bar/Pub	**Casale Marittimo (11km)**
Nearest Beach	**Marina di Bibbona (20km)**
Nearest Train Station	**Marina di Bibbona (20km)**









What we love

- San Illario is a beautifully decorated farmhouse located in the Tuscan countryside
- The villa is made up of two separate apartments which sleep a total of 22 guests, making it the perfect place for a large family getaway or multiple familes staying together making memories
- Take a dip in the infinity pool or enjoy an alfresco dinner whilst taking in the breath-taking panoramic views
- The home is set in a tranquil location and yet you will find a supermarket 7km away, the lovely village Casale Marittimo 12km away and gorgeous beaches 20km away

What you should know...

- Please note that when full capacity is booked, two guests will be sleeping on sofa beds in the tower. Please see the 'Facilities' tab for full details.
- If you would prefer the pool to be heated, this can be arranged for an additional charge
- San Illario is comprised of two apartments which share the expansive gardens; this is ideal for families or groups of friends travelling together
- Due to the rural location of the home, it is advised that guests hire a car to make the most of the stunning area, there is parking available at the villa. Please note the road leading to the villa is narrow and uneven.
- There are 2 other villas nearby which are owned by the same family. If you are in need of more accommodation for your party then have a look at Cascina Verdot (https://www.oliverstravels.com/italy/tuscany/lucca-pisa/cascina-verdot/) and Casale Morus Alba (https://www.oliverstravels.com/italy/tuscany/lucca-pisa/casale-morus-alba/)
- Pool heating is available at an additional cost, upon request. It can only be used when the house heating is switched off, Please enquire about consumption costs before booking.
- A pool cover is available whose use is mandatory when pool is heated.
- The pool is fenced with a lockable gate; however, the gaps between the fence panels are relatively wide. While these features provide an additional layer of protection, children must be supervised at all times.

Terms & Conditions

- **Security deposit:** €900 charged to client's credit card by owner as a pre-authorisation at least 2 weeks prior to arrival and refunded two weeks after departure, subject to full inspection.

- **Arrival time:** 5.00 p.m. - 7.00 p.m. Check-in outside this time may be subject to an extra cost. Please enquire for more details.

- **Departure time:** 9.30 a.m.

- **Energy costs included?:** A/C available on request at extra cost upon consumption, payable locally.

- **Linen & towels included?:** Yes.

- **Pets welcome?:** On request only and with prior agreement with the owner. If accepted, a pet supplement of €50 per week will apply (payable locally).

- **Other Ts and Cs:** Weddings, stag/hen parties and any special events are not allowed.
 A cot and highchair are available on request.
 Air-conditioning is an extra cost on consumption, payable locally.
 Please note home security devices may be installed at the villa, please enquire for further information.
 Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking
 Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager.

- **Changeover day:** Saturday. All other changeover days on request.

- **End of stay cleaning:** Extra €570, paid to Oliver's Travels with the balance payment. 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. All other durations on request.

- **Heating costs included?:** On request - extra cost upon consumption, payable locally.

- **Pool heating charge?:** On request - extra cost, payable locally. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.

- **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 early May to end-September. 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.