Casale Lipparelli

Region: Le Marche **Sleeps:** 10

Overview

Serenely set amid the enchanting hills of Cingoli, Italy, Casale Lipparelli is a five-bedroom haven accommodating up to 10 guests in a seamless blend of rustic charm and modern elegance. This enchanting residence represents the epitome of Italian countryside living, offering a retreat that harmoniously fuses comfort, style, and breathtaking views over rolling hills and, on a clear day, all the way to the Adriatic Sea.

As you enter the villa, guests are greeted by warmth from the spacious living room adorned with exposed wooden beams, a majestic fireplace and even its billiard table. The ambience is inviting and refined, offering a perfect setting for intimate gatherings or leisurely afternoons. Panoramic windows flood the space with natural light, ensuring every inch of this rejuvenated farmhouse is bright with colour and vivacity.

The adjacent fully equipped kitchen beckons culinary enthusiasts to craft delectable Italian dishes using fresh, local produce. Whether tossing a summer salad or preparing a holiday feast for family and friends, this airy and inviting kitchen encourages culinary exploration in full view of the rolling Le Marche countryside.

A glass and 'pietra serena' stone staircase ascends to the upper floor, revealing the main villa's four bedrooms, each a sanctuary with unique character and splendid views of the surrounding landscape. All bedrooms come complete with ensuites, plush bedding, and tasteful décor.

Outside, a sprawling terrace unfolds, revealing an expansive panorama of picturesque countryside. The private swimming pool invites guests to bask in the warm Italian sun while al fresco dining areas beckon for leisurely meals under the open sky. And if the weather turns or a chilly breeze picks up, have no fear. Besides the pool, a glass cabana can be found with its own heated dipping pool and seating area.

The villa's two hectares of grounds also feature meticulously manicured gardens and a vast olive grove of over 200 endemic 'Mignola' trees planted hundreds of years ago. In this sprawling sanctuary, guests are offered a serene escape.

On the grounds can also be found the self-contained cottage, perfect for a couple thanks to its open-plan kitchen and living area, double bedroom with ensuite, and private patio with outdoor furniture.

Casale Lipparelli promises an unforgettable Italian escape, where the essence of Cingoli's landscape is seamlessly woven into the fabric of life. From the charming bedrooms to the captivating outdoor spaces, this villa offers a captivating retreat where every moment is a beautiful indulgence.

Facilities

Historical Sites • <1hr to Airport • Walking/Hiking Paths • Air-Con • Tennis Nearby • Recommended • Wine Tasting • Private Pool • Villa • Ideal for Kids • Cycling • Special Offer • Ideal for Teens • Chef/Cook Available • Cots (Cribs) • Has Discount • All Bedrooms En-Suite • Indoor Pool • Parking Space • Wi-Fi/Internet • Washing Machine • Coffee Machine • Outstanding Landscapes • Hairdryer • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Pool/Snooker • Dishwasher • Microwave • Working Fireplace/Woodburner • Kid-friendly excursions • Amusement park • Transfers Available • Ideal for Babies & Toddlers • High Chair(s) • Fenced Grounds

Interior & Grounds

Villa Interiors

Ground Floor

- Open plan living and dining area including ancient 3.5m long sartorial table from northwest Italy
- Fully equipped kitchen (dishwasher, oven, stovetop, bbq plate, kettle, toaster, coffee machine)
- Designer fireplace
- Billiard table
- Guest WC

Upper Floor

- 4 x Bedrooms with double beds, en-suite bathrooms with showers and AC

Self-contained Cottage

- Open plan-kitchen and living area
- Double bedroom with en-suite bathroom with shower
- Privat patio with terrace furniture.
- AC

Outdoor Grounds (20,000m2)

- Swimming pool (10m x 15m, 1.4m depth) Open approximately May to October
- Indoor heated pool (4x2 m) with seating area. Open year round
- Terrace
- Terrace furniture
- Barbecue
- Deck chairs and sunloungers
- Garden
- Olive grove

Facilities

- Wi-Fi
- Air-conditioning
- Heating
- TV
- Iron and ironing board
- Bathrobes
- Billiards table

Location & Local Information

Casale Lipparelli's prime location offers guests a unique blend of serenity and cultural richness, providing a gateway to an authentic Italian experience.

Surrounded by rolling hills, verdant vineyards and the smoke-silver of olive groves, the villa showcases the timeless beauty of the Marche region, allowing guests to immerse themselves in the captivating scenery that defines this part of Italy.

Venturing beyond the villa, guests can explore the charming town of Cingoli (a 10-minute drive), one of the oldest in Italy, known as the "*Balcony of the Marche*" for its elevated position, offering sweeping vistas of the surrounding countryside. The town exudes historical charm, with cobbled streets, medieval architecture, and inviting cafes serving local delicacies. A stroll through Cingoli reveals hidden gems like the historic Piazza Vittorio Emanuele II and the Church of San Filippo. The selection of supermarkets, restaurants and shops is also the closest port of call.

The stunning Lago di Cingoli (20-minute drive) is pretty close for those who like to dip their toes in natural waters. And for those with a taste for adventure, the nearby Parco Naturale Regionale Gola della Rossa (37-minute drive) provides an awe-inspiring backdrop for hiking and outdoor activities, promising a rejuvenating escape into nature's embrace.

The region is also renowned for its local wineries, inviting oenophiles to indulge in the rich flavours of Marche wines through vineyard tours and tastings.

Local Amenities

Nearest Airport	**Ancona (37km)**
Nearest Airport 2	**Perugia (79km)**
Nearest Village	**Cingoli (7km)**
Nearest City	**Ancona (37km)**
Nearest Supermarket	**Cingoli (7km)**
Nearest Restaurant	**Cingoli (7km)**
Nearest Beach	**Ancona / Senigallia (37km)**
Nearest Tennis	**Cingoli (7km)**

What we love

- Stunning panoramic views of the surrounding Le Marche countryside
- Enjoy the stunning outdoor pool as well as the glass cabana with a heated indoor pool, the perfect place to relax as the evening rolls in
- Proximity to picturesque Cingoli town and lake makes this villa the perfect blend of seclusion and adventure

What you should know...

- A car is recommended for ease of transport and to explore the area.
- The pool is unfenced, so please be mindful of children at play.
- Four bedrooms are located on the upper floor of the property and the fifth bedroom is located in the separate cottage.
- Please note an alarm system and security cameras are located outside, although, the cameras are not activated when the property is occupied.

Terms & Conditions

- **Security deposit:** €1000 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. Check-in outside this time may be subject to an extra cost. Please enquire for more details.

- **Departure time:** 10.00 a.m

- **Energy costs included?:** Yes.

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

- **Pets welcome?:** Not allowed.

- **Other Ts and Cs:** Weddings, stag/hen parties and any special events are not allowed. The pool is unfenced, so please be mindful of children at play. Please note an alarm system and security cameras are located outside, although, the cameras are not activated when the property is occupied. The bedrooms are located on the upper floor of the property. Please note that the use of any external caterers and/or contractors is not permitted.

- **Changeover day:** Flexible.

- **End of stay cleaning:** Standard changeover clean included in the price. 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?:** Not allowed.

- **Minimum stay:** 2026: 7 nights and 4 nights depending on season. 2027: 7 nights and 5 nights depending on season.

- **Heating costs included?:** Yes.

- **Tax:** Italian Visitors Tax is included.

- **Internet access?:** Wi-Fi internet access included.

- **Pool towels included?:** Yes.

- **Pool opening dates?:** The pool is open approximately May to October. The indoor pool is open year round. 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.