

# Villa Berardenga

**Region:** Tuscany   **Sleeps:** 8

## Overview

Escape to the enchanting beauty of Villa Berardenga, in the private estate of Arceno. As a formerly renovated farmhouse, the meticulously crafted holiday villa promises an unforgettable retreat amidst the picturesque Tuscan countryside. Step into a world of rustic elegance, where contemporary amenities blend seamlessly with traditional charm.

Experience comfort at this magnificent villa, adorned with authentic Tuscan accents. The thoughtfully designed living spaces, bedrooms, and bathrooms are a haven of relaxation, while the fully equipped kitchen invites culinary exploration. With four beautiful bedrooms, three of which include an ensuite bathroom, Villa Berardenga provides ample space for families or groups of friends to enjoy a relaxing stay.

Outside, immerse yourself in the breathtaking surroundings as you lounge by the private pool or dine al fresco amidst lush gardens and sweeping vineyards. Whether exploring nearby historic villages or simply unwinding in the Tuscan sun, Villa Berardenga promises an ideal escape for discerning travellers seeking relaxation.

## Facilities

BBQ • Wi-Fi/Internet • Washing Machine • Air-Con • Wine Tasting • Villa • Coffee Machine • Hairdryer • TV • Cycling • Tennis Nearby • Historical Sites • Horse Riding • Walking/Hiking Paths • Maid Service Included • Rural Location • Private Pool • Gym/Fitness Room • DVD • Indoor Games • Cots (Cribs) • On-Site Concierge • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Pets on Request • Tumble Dryer • Dishwasher • Microwave • Smart TV • Working Fireplace/Woodburner • Heating • High Chair(s) • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages





# Interior & Grounds

## Villa Interior

### Ground Floor

- Fully-equipped kitchen with fridge freezer, ice maker, oven, microwave, dishwasher, coffee machine, toaster, kettle, blender and dining table
- Small snug/TV room with sofas
- Living room with sofas and chairs and fireplace
- Guest WC
- Bedroom with double bed and ensuite bathroom with shower

### First Floor

- Bedroom with double bed and ensuite bathroom with shower and bath
- Bedroom with double bed and ensuite bathroom with bath
- Bedroom with twin beds
- Bathroom with shower

## Outside Grounds

- Private swimming pool
- Pool barn with a small kitchen and bathroom
- Porch at the pool with outdoor dining table
- Terrace at the pool with outdoor seating
- Barn with fitness area
- Barbecue
- Parking (for 4 cars)

## Facilities

- Wi-Fi
- Air-conditioning
- Heating
- Stereo music system
- Gym
- Fireplace
- Smart TV
- Washing machine and dryer
- Iron and ironing board
- Hairdryer



# Location & Local Information

Welcome to Villa Berardenga, your gateway to the enchanting beauty of Tuscany. Situated amidst the 1000-hectare estate of Arcenco, this idyllic retreat offers a perfect blend of nature, authenticity and adventure.

Explore nearby historic villages, such as Castelnuovo Berardenga, where cobblestone streets lead to charming cafes and local trattorias offering delectable Tuscan cuisine. For wine enthusiasts, the renowned vineyards of Chianti Classico are just a stone's throw away, inviting you to indulge in wine tastings amidst breathtaking landscapes.

If you wish to explore further, the villa is ideally located for visiting the main Tuscan cities, including Siena, Florence, Arezzo, Lucca, and Pisa. Whether you're seeking cultural immersion, culinary delights, or a relaxing retreat, Villa Berardenga promises an unforgettable escape where the beauty of Tuscany unfolds at every turn.

## Local Amenities

Nearest Airport	Florence Airport (96km)
Nearest Airport 2	Pisa Airport (145km)
Nearest Bar/Pub	Castelnuovo Berardenga (7km)
Nearest City	Siena (33km)
Nearest Golf	Royal Golf La Bagnaia (38km)
Nearest Restaurant	San Gusmè (3km)
Nearest Supermarket	Castelnuovo Berardenga (7km)
Nearest Tennis	(25km)
Nearest Town	Castelnuovo Berardenga (7km)
Nearest Village	San Gusmè (3km)



## What we love

- Villa Berardenga offers a special retreat amidst the Tuscan countryside, blending modern amenities with traditional charm.
- Guests can enjoy wonderful views, spacious interiors, and a private pool for ultimate relaxation.
- From Villa Berardenga, explore the local historic villages only a short drive away, or enjoy a day trip to Tuscan cities such as Florence, Siena, Arezzo, Lucca and Pisa.

## What you should know...

- The stairs inside the villa are steep and winding. Please take care and supervise children.
- A car is highly recommended to explore the local area and there is parking on site.
- 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.
- Check-in outside of arrival time may be subject to an extra cost. Please enquire for more details.

# 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:** 17:00 - 20:00
- **Departure time:** 10:00
- **Energy costs included?:** Yes.
- **Linen & towels included?:** Yes.
- **Pets welcome?:** On request only and with prior agreement with the owner.
- **Other Ts and Cs:** Weddings, stag/hen parties and any special events are not allowed. 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:** Flexible.
- **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.
- **Other 2:** Check-in outside of arrival time may be subject to an extra cost. Please enquire for more details.
- **Minimum stay:** 5 nights approximately mid-October to mid-December. 7 nights during all other periods.
- **Heating costs included?:** Yes.
- **Tax:** Italian Visitors Tax payable locally in cash (typically costs €1-€10 per person per night - please enquire if exact amount is required).
- **Internet access?:** Wi-Fi internet access included.
- **Pool towels included?:** Yes.
- **Pool opening dates?:** 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.