Borgo Pignano - Villa Il Poggiarello

Region: Tuscany **Sleeps:** 4

Overview

In a perched setting with sweeping views across cypress trees towards the medieval towers of Volterra, Villa Il Poggiarello offers a beautiful getaway in the heart of Tuscany, part of the refined Borgo Pignano estate. Surrounded by aromatic gardens and countryside vistas, this charmingly designed 2-bedroom home combines understated elegance with the privacy of a standalone villa and the indulgence of a upmarket resort.

Inside, the villa unfolds across three levels, blending warm, traditional materials with modern touches. The open-plan kitchen and dining area opens to a shaded terrace, perfect for long lunches with estate wines, accompanied by the gentle sound of the fountain. There is so much space across the split level living area with its rustic fireplace. Meanwhile, two gorgeous bedrooms await with king-size double beds and private shower rooms. The master bedroom upstairs opens onto a covered loggia where the morning light dances across the hills, inviting you to linger with coffee, birdsong and Tuscan views.

Outside, the villa's private heated pool is framed by a terrace, with loungers and parasols for lazy afternoons. A raised terrace overlooks the pool and gardens, offering elevated views of the rolling hills beyond, an idyllic spot for a sundowner.

Part of the exceptional Borgo Pignano estate, Villa Il Poggiarello gives guests access to an extraordinary collection of facilities – the main hub is around 1.5km away. Begin each morning with an organic buffet breakfast served in the hotel's breakfast room (or at the villa for a supplement), followed by a workout in the gym or time in the limestone spa. A daily cleaning and evening turndown service adds to the elevated experience, allowing you to fully relax throughout your stay.

In the summer months, the estate's al-fresco restaurant awaits for wood-fired pizza, handmade pasta and seasonal dishes or reserve a table at the Michelin-starred restaurant under the direction of Chef Stefano Cavallini. Then there's horse-riding and tennis as well as a seasonal Kid's Club, or you may prefer to organise wine tasting, cookery classes or vineyard picnics curated by the concierge.

Set just 1.5 km from Volterra, and a scenic drive from San Gimignano, Siena and Florence, this is a place where Tuscany's heritage, hospitality and natural beauty meet in perfect harmony. Whether for a romantic escape or an effortless family getaway, Villa Il Poggiarello promises a stay to savour.









Facilities

Air-Con • Ideal for Kids • Romantic • Walking/Hiking Paths • Working Fireplace/Woodburner • Private Pool • Horse Riding • Historical Sites • Recommended • Cycling • Wellness • Tennis Court • EV Charger • Villa • Onsite Restaurants • 24hr Reception • Excursions Available • Kids Club Available • Resort • Maid Service Included • Has Discount • Has Offer • Special Offer • Ideal for Teens • Cots (Cribs) • Pets on Request • Heated Pool • Chef/Cook Available • All Bedrooms En-Suite • Shared Pool • Parking Space • Wi-Fi/Internet • Rural Location • Outstanding Landscapes • Coffee Machine • Hairdryer • Outdoor Pursuit & Activities • Spa/Massage • Tourist Towns & Villages • Gym/Fitness Room • Dishwasher • Sauna/Steam • Heating • Cooking Classes Available • Spa Treatments Available • Wine-Tasting Available • On-Site Concierge • Breakfast Included • Ideal for Babies & Toddlers • Football net • Basketball net • High Chair(s)

Interior & Grounds









Villa Interiors (183m2)

Main Level

- Living room with sofa, armchairs, small table and doors opening to terrace
- Open-plan kitchen and dining area with doors opening to covered terrace

Upper Ground Floor (with steps)

- Mezzanine-style living area with fireplace
- Bedroom with king-size double bed (can be split as twin), doors opening to terrace and adjacent bathroom with hand basin, bidet, toilet and shower

Upper Level

- Master bedroom with king-size double bed (can be split as twin), doors opening to loggia and en suite bathroom with hand basin, toilet and shower

Outside Grounds (with steps)

- Heated swimming pool
- Poolside terrace with loungers and parasols
- Garden terrace (overlooking pool) with seating and parasol
- Upper ground-floor terrace with outdoor lounge furnishings
- Covered dining terrace (from kitchen) and fountain
- Covered loggia (from master bedroom)
- Garden
- EV charger
- 4-seater electric buggy
- Private parking

Estate's Shared Facilities

- Infinity swimming pool (only for adults and children aged 12+) open 10.00 a.m. to 6.00 p.m.
- Family swimming pool (depth 1.4m) open 10.00 a.m. to 6.00 p.m.
- Fitness suite (Technogym equipment including treadmills, weights, bikes, rowing machines)
- Spa with sauna, hammam and treatment/massage rooms
- Wall box electric/hybrid car chargers
- Multi-sports facilities with tennis court, football and basketball court
- Kid's Club (approximately June to mid-September) for ages 4-12
- Michelin-starred Il Pignano restaurant open for lunch (April, May, September and October only) and dinner (April to October, closed Thursdays and Sundays from June to August)
- Al-fresco restaurant open for lunch and dinner (June to August only, subject to weather)
- Il Camino restaurant open for dinner (spring and autumn seasons only)
- 2.5-acre vegetable garden and produce shop
- Vast estate for long walks, cycle rides and jogging
- Horse-riding centre
- Art gallery and La Collezione Italiana

Location & Local Information

Set in the heart of Tuscany's iconic countryside, Villa Il Poggiarello at Borgo Pignano offers a captivating blend of heritage and refined Italian living. Located within Borgo Pignano's breathtaking 750-acre estate, this elegant villa is surrounded by rolling hills, olive groves, woodland and organic farmland, just a short drive from the famous towns of Volterra and San Gimignano.

Guests have access to an electric buggy, making it easy to explore the estate's exceptional amenities, including gourmet dining (with a Michelin-starred restaurant), sports courts for tennis, basketball and football, a wellness spa, a gym and shared swimming pools (age restrictions apply). The main hub of the estate is approximately 1.5km from Villa Il Poggiarello.

Adventurers and nature lovers alike will appreciate the estate's horse-riding centre, scenic walking and cycling trails and opportunities for wildlife spotting, from wild boar and hares to owls, ospreys and pheasants. The on-site shop features a curated selection of organic estate produce, including olive oil, herbal teas, honey, preserves, lavender and handmade soaps.

Though it may be hard to leave the beauty of Borgo Pignano, the surrounding area is rich with cultural treasures. Just 15km away lies the enchanting hilltop town of Volterra, known for its Etruscan roots, alabaster craftsmanship and the grand Palazzo dei Priori.

A little further afield, the medieval towers of San Gimignano (19km) rise above the Tuscan hills, offering historic charm, artisan boutiques and world-class gelato in a UNESCO-protected setting.

Wine enthusiasts are perfectly placed to explore the celebrated vineyards of Chianti. Picturesque villages like Castellina in Chianti (37km) invite visitors to sample renowned wines and authentic Tuscan fare in atmospheric enotecas and rustic cellars.

For cultural excursions, both Siena and Florence are within easy reach. Siena (46km) captivates with its Gothic architecture and vibrant Piazza del Campo, while Florence (67km) dazzles with its Renaissance masterpieces, riverside cafes and luxury shopping.

Local Amenities

Nearest Airport	**Pisa Airport (74km)**
Nearest Airport 2	**Florence Airport (84km)**
Nearest Beach	**Marina di Cecina (55km)**
Nearest City	**Siena (46km)**









Nearest Golf	**Castelfalfi Golf Club ASD (27km)**
Nearest Restaurant	**Villa Pignano Restaurant (Michelin starred) (1.5km)**
Nearest Tennis	**On the estate (Short buggy ride)**
Nearest Town	**Volterra (15km)**
Nearest Train Station	**Poggibonsi-S. Gimignano (25km)**

What we love

- Gaze out across cypress-lined hills towards the towers of Volterra from your private terrace.
- Take a dip in the villa's heated pool, framed by aromatic gardens and panoramic Tuscan views
- The master bedroom is especially beautiful with its private loggia
- Enjoy hotel-style services with daily housekeeping, evening turndown, complimentary breakfast and dedicated concierge
- Taste Tuscany's essence with organic estate produce sold on-site, not to mention the exceptional Michelin starred restaurant
- Explore the region's cultural treasures – with Volterra and San Gimignano nearby, and Florence, Siena and Chianti's vineyards just a scenic drive away

What you should know...

- In a perched setting, guests do need to be able to safely manage steps and different levels (both inside and out) across this beautiful villa.
- Villa Il Poggiarello is set within Borgo Pignano, a vast Tuscan estate with a hotel and a collection of villas/residences, alongside access to a range of estate amenities and services.
- Certain services will need to be pre-booked in advance such as restaurant reservations, breakfast in the villa, spa treatments, private chef etc (all subject to a supplement). Please see the "Extras" tab for full details.
- A car is highly recommended to explore the local area.

Terms & Conditions

- **Security deposit:** Credit card details are required on arrival for pre-authorisation.

- **Arrival time:** 4 p.m. Check-in outside this time may be subject to an extra cost. Please enquire for more details.

- **Departure time:** 11 a.m. Check-out outside this time may be subject to an extra cost. Please enquire for more details.

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

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

- **Pets welcome?:** Only small dogs on request only and with prior agreement with the owner. The pet must have an international health certification showing microchip and list of vaccinations. If accepted, a pet supplement of €30 per pet per day will apply (payable locally). Pets are not allowed in the resort common areas.

- **Other Ts and Cs:** Please note home security devices may be installed at the villa, please enquire for further information.

- **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?:** Outside only.

- **Minimum stay:** 3 nights in high season. 1-2 nights during all other periods.

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

- **Pool heating charge?:** No. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures. Owners will operate heating as advertised, but specific temperatures can't be guaranteed. No compensation applies where weather affects pool heat.

- **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.