Casa Di Quercia

Region: Tuscany **Sleeps:** 10

Overview

Casa Di Quercia is a lovingly restored nineteenth century home finished in local stone surrounded by rolling hills, olive groves and swaying poplars - as well as oak trees (quercia). Brimming with rustic charm and traditional flavour, this home offers a retreat from the bustling crowds, surrounded by almost five acres of land.

This handsome abode comprises five bedrooms and five bathrooms for ten guests (with the option for adding an additional bed), thus offering an ideal dwelling for a couple of families, or an extended family group. The outdoor spaces truly showcase the wonders of the eastern Tuscan landscape; the changing colours of the hills and a drop in pace to revel in true tranquillity.

There is a glistening private pool adorned with loungers and parasols, as well as dining terrace and charmingly natural lawns, fragrant with lavender and rosemary. The interiors at Casa Di Quercia offer a graceful air of understated luxury and abundant local flavour. A large farmhouse style kitchen makes for informal meals, with a central island and eat-in option, traditional stone floor and brick arched entries. With original, exposed timber beam ceilings blending with top range fittings, this home fuses the best of old and new.

Warm and homely, Case Di Quercia is ideally executed for family downtime and lively group meals to be enjoyed at a leisurely pace. With such a low-key air of quality, whilst remaining faithful to the original building, this charming home offers a rather special escape from urban life. Antique duck egg blue console, eclectic artwork, artefacts and local pottery offer abundant character. The living space offers the quintessential cosy hide-away, with a sumptuous open fireplace and soft upholstery in creams, crimsons and soft taupes, the earthy palette, original

features and natural elegance offer a refined space to restore and rewind.

With a sedate library and television room, timelessly finished interiors and ample space to spread out, Casa Di Quercia offers guests a chance to enjoy a slice of traditional Tuscan life. The bedrooms offer flawless comfort within stylishly natural spaces.

Casa Di Quercia is a rustic gem, nestled in the eastern Tuscan hills, providing peerless outdoor spaces and characterful interiors ideal for an extended family or group, with so much on its doorstep whilst providing unadulterated calm.

Facilities

Eco Friendly (Sustainable) • Recommended • Private Pool • Cycling • Historical Sites • Exclusive • Walking/Hiking Paths • Ideal for Kids • Chef/Cook Available • Special Offer • Has Discount • Ideal for Teens • Maid Service Available • Cots (Cribs) • Heated Pool • Wi-Fi/Internet • Washing Machine • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • DVD • Tumble Dryer • Dishwasher • Electric Car Charger • Working Fireplace/Woodburner • Heating • Supports the local community (locally owned) • Ideal for Babies & Toddlers • High Chair(s)

Interior & Grounds

Villa Interior

Ground Floor

- Entrance hall
- Lounge with sofas and original, open fireplace
- Library and sitting area with flat-screen television, DVD player and Chromecast toggle
- Dining room with table and chairs seating 12 guests
- Large kitchen with dishwasher, double, central island and breakfast table for 4 guests
- Utility room with two washing machines, tumble dryer, main fridge with ice dispenser
- Bathroom with shower and WC

First Floor

- Three double bedrooms with en-suite bathrooms
- Two twin bedrooms (can be made up as double) with separate shared bathroom

Second Floor

- Attic room with large corner sofa (that can be converted into an additional beds subject to request - please enquire for further details)

Outside Grounds

- Private heated infinity pool (20m x 12m)
- Kitchen terrace with dining area and share cover
- Pool Pergola
- Outdoor shower
- Upper pool terrace pergola with dining and seating area
- Two dining terraces, each with seating for 12 guests
- Pool house
- Vegetable garden
- Wood-fired pizza oven
- Private shaded parking for 6 cars
- EV charging point (high speed 11kwh)
- Photovoltaic panels

Facilities

- Wi-Fi
- Flat screen television with DVD player and Chromecast toggle
- Telephone for local calls
- Heating
- Cot
- Wood for chimney
- BBQ

Location & Local Information

Casa Di Quercia is nestled in a rustic spot just south of Arezzo, Tuscany. The East of Tuscany takes visitors somewhat off the beaten tourist track and Arezzo, Tuscany's vibrant town, is not overly crowded. The Church of San Francesco is probably the most famous in Arezzo, with the incredible Early Renaissance fresco cycle depicting the Legend of the True Cross.

The region is known for its rich culinary heritage, including truffles, cured meats and traditional sweets and pastries, whilst heading down to the Chianti hills will make for a fine afternoon's wine tasting. Florence and Siena are both circa an hour from Casa Di Quercia.

The Tuscan landscape is considered among the best that Italy has to offer, with its beautiful hills, elegant architecture, olive trees and vineyards. The views at every turn are enchanting and awash with seasonally changing colour.

Arezzo, aside from its artistic heritage, monasteries and chapels, has a longstanding tradition of gold smithery dating back to the 15th century as one of the world's capitals of gold. The huge monthly antiques fair that takes place on the first Sunday of every month draws international crowds to the Piazza Grande.

Local Amenities

Nearest Airport	**Perugia Airport (89km)**
Nearest Airport 2	**Florence Airport (103 km)**
Nearest Town/City	**Arezzo (10 km)**
Nearest Village	**(2 km)**
Nearest Restaurant	**(1.2km)**

Nearest Bar/Pub	**(2 km)**
Nearest Supermarket	**(9 km)**

What we love

- Offering sublime tranquility in a secluded and rural setting down a sweeping drive in the heart of the Tuscan countryside
- The option for prepared meals and grocery delivery is on hand for an added layer of luxury
- Almost five acres of land, with extensive vegetable garden offering an abundance of vegetables, fruit and herbs
- Charming, spacious interiors offering characterful, original touches and every contemporary comfort

What you should know...

- Whilst there are neighbours nearby you would never know as this home is not overlooked
- The traditional farmhouse walls keep the place cool at most times
- When minimum occupancy is booked, certain rooms may not be accessible (subject to owner's discretion) - best to enquire with us beforehand
- Please note that a fold down bed can accommodate an additional child, while sofa beds can also accommodate further guests. Available on request at least 5 days prior to arrival.
- The uphill walk to the village is sure to work up an appetite!
- The closest restaurant is within walking distance (1.2km), though please note that it is uphill on the way back.
- Photovoltaics panels will provide 75% of electricity needs. Provide shaded parking and high speed(11kwh) EV charging point.

Terms & Conditions

- **Security deposit:** €1500 charged to client's credit card by the owner before 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, including pool towels (changed mid-week).

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

- **Other Ts and Cs:** 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. 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 and mid-stay cleaning are 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?:** Smoking is not allowed.

- **Other 2:** Highchair and cot available upon request.

- **Other 3:** Please note that a fold down bed can accommodate an additional child, while sofa beds can also accommodate further guests. Available on request at least 5 days prior to arrival.

- **Minimum stay:** 7 nights.

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

- **Pool heating charge?:** No. Please note that temperatures may vary considerably as the pool is heated by solar panels.

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

- **Stag & Hen Do Allowed? :** No. Weddings, stag/hen parties and any special events are not allowed.