



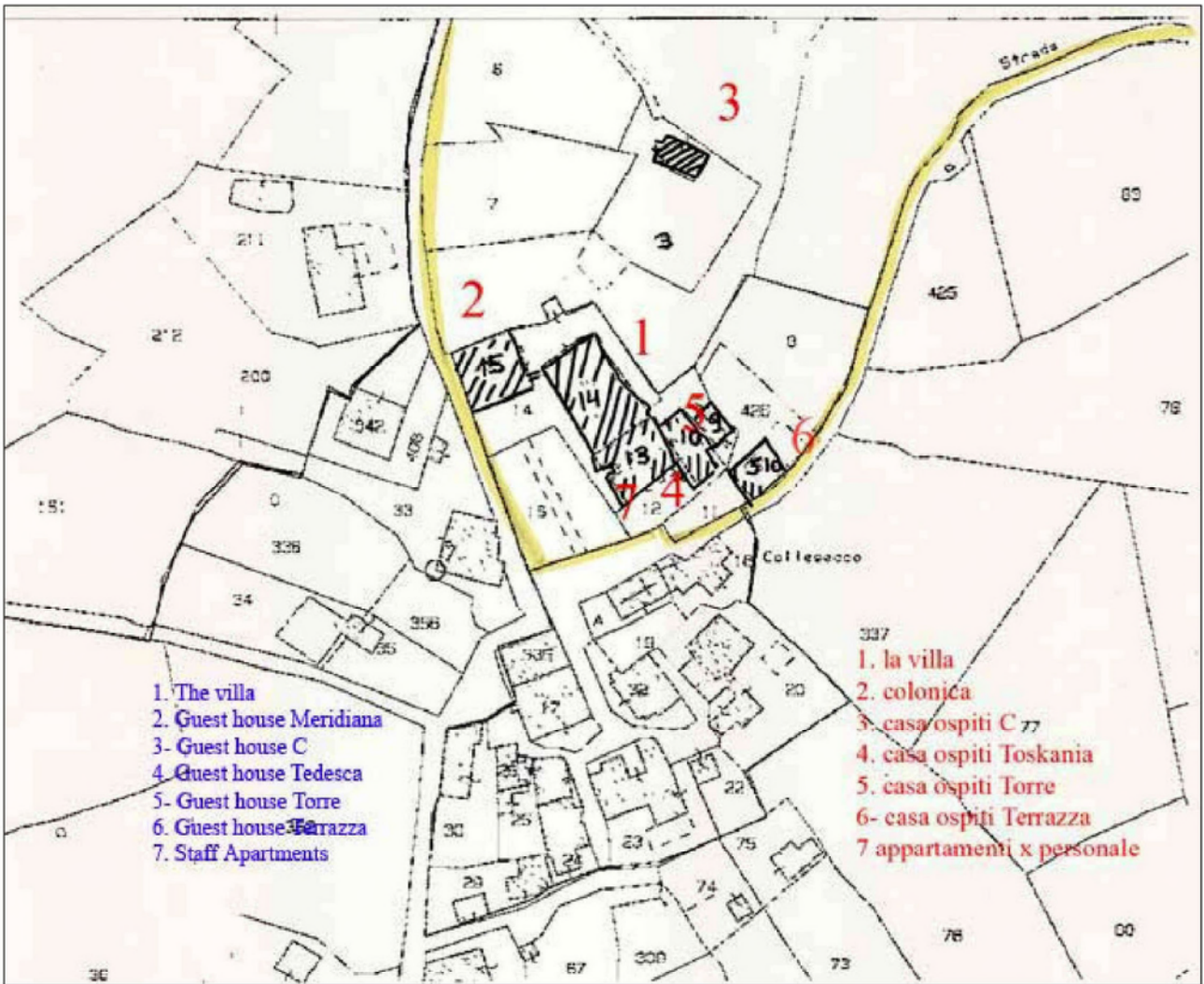
### **Recently Restored Orsini Residence - Large Estate with Breathtaking Views (Arezzo, Tuscany)**

A large estate with breathtaking views of the Val di Chio Valley features an impressive former Orsini villa restored with great care by its present owners.

The villa, built on a medieval structure, features a 12th c. tower and 900 sq.m. of interiors with important historic details. The property includes five one and two storey guest houses (9 bedrooms and 8 bathrooms) renovated in the local architectural tradition. A spectacular dining gazebo offers the moon lit views of the S. Egidio Mountain.

The estate has a large swimming pool, a private oil mill and wine cellars fully equipped for the production of own wine and olive oil from some 6 h. of olive groves and vineyards. The property extends over an area of more than 10 hectares of land that includes a romantic woodland and ample terrain for horse riding. The existing stables can accommodate at least four horses. The estate is completely fenced with two main gates, alarm and videophone systems. It has its own water supply from three water wells, a watering storage system, three GPL gas tanks and wood storage.



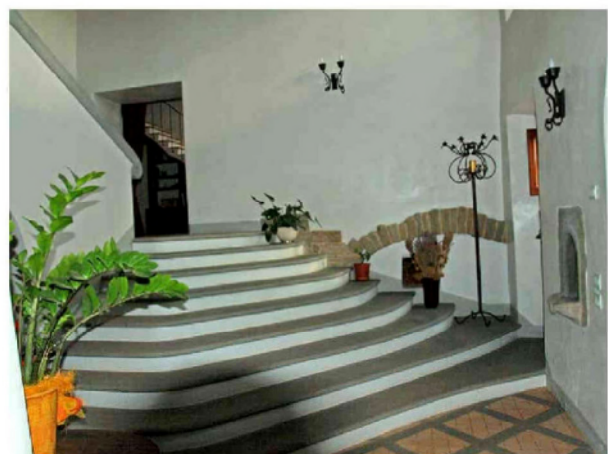
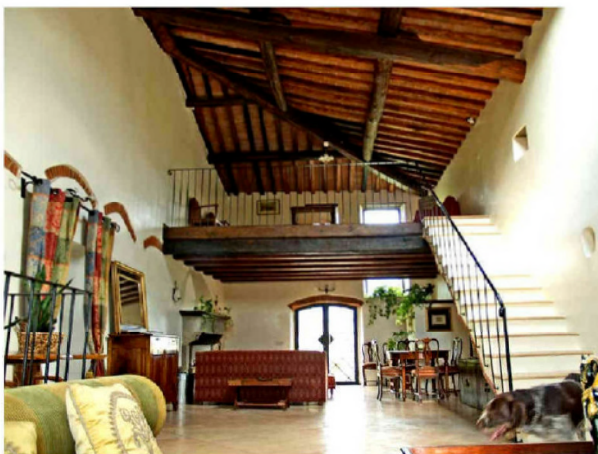


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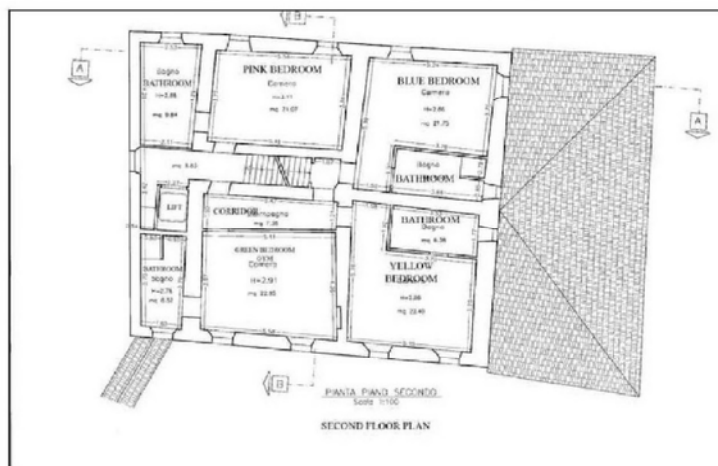
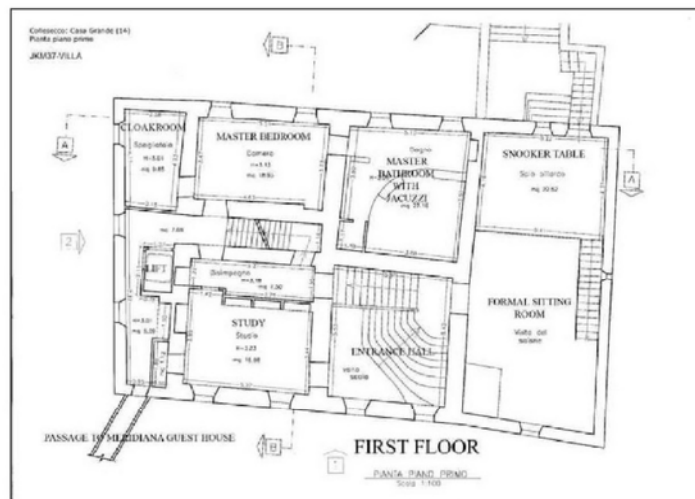
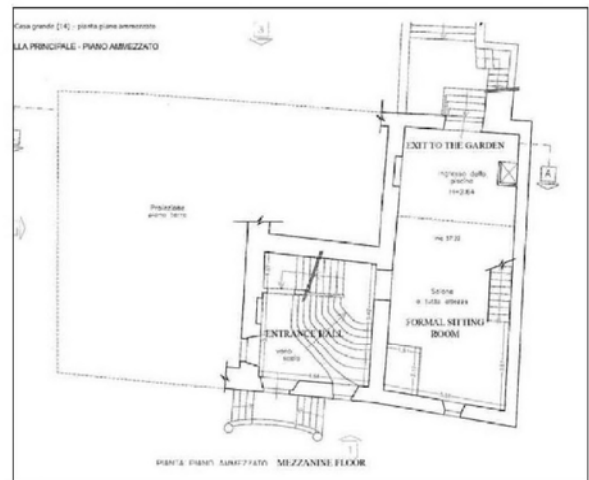
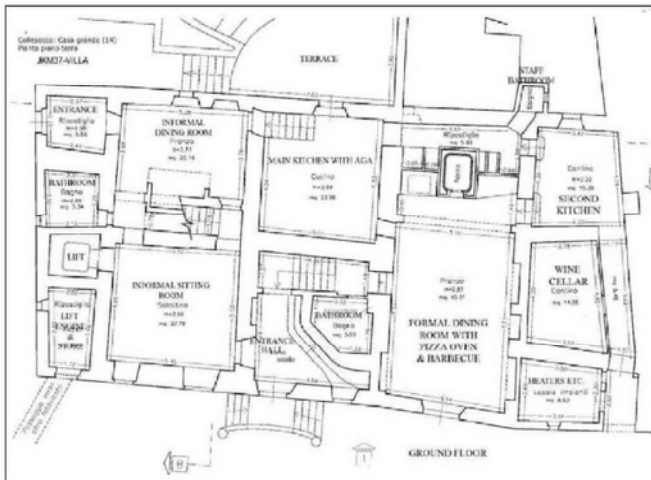
## La Villa



Set among beautifully landscaped gardens, the main house consists of three levels of both formal and informal spaces connected by two staircases and a lift. Large reception areas with fireplaces and a wood oven stove are located on the ground level which includes a large dining room with a 4 m. long table, a two-storey sitting room and an entrance hall with impressive stone staircase, a family dining room with a fire place, TV/sitting room, three bathrooms and an ample kitchen with an AGA stove. The first floor comprises a master bedroom, impressive marble bathroom with Jacuzzi and a large study. The second floor has four bedrooms with en-suite bathrooms. The attic is presently used for storage purposes, but could be transformed into living quarters.



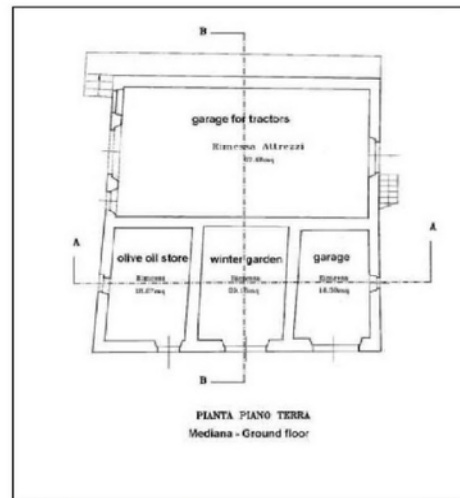
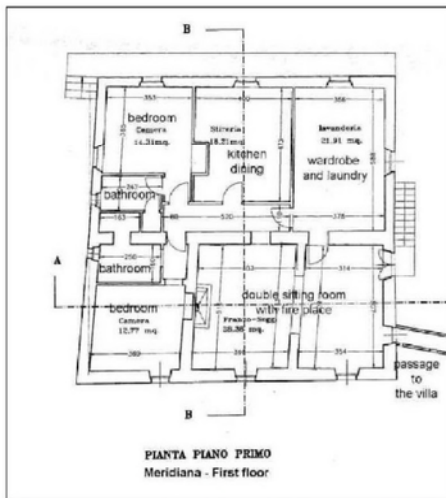




## “Meridiana”



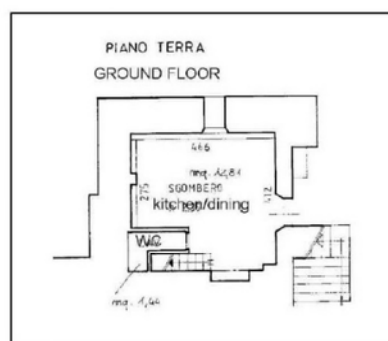
Two storey, restored house with garage, limonaia, cellar and agricultural equipment storage on the ground floor. The apartment on the first floor, connected by overhead passage with the main villa, has a large sitting room, laundrette, kitchen/dining room, two double bedrooms and two bathrooms. Total surface: 260,000 sq.m.



## “Torre”



Three storey stone building, perfectly restored is composed by entrance/kitchen/dining room and WC at the round floor, sitting room with fire place on the first floor and a bedroom with bathroom on the second floor. It has a private paved terrace in front of the entrance.

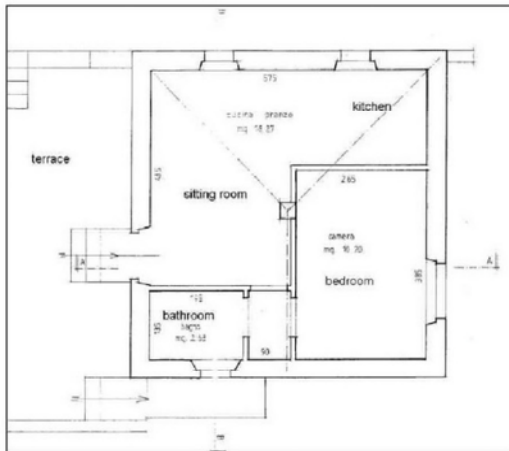


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## “Terrazza”



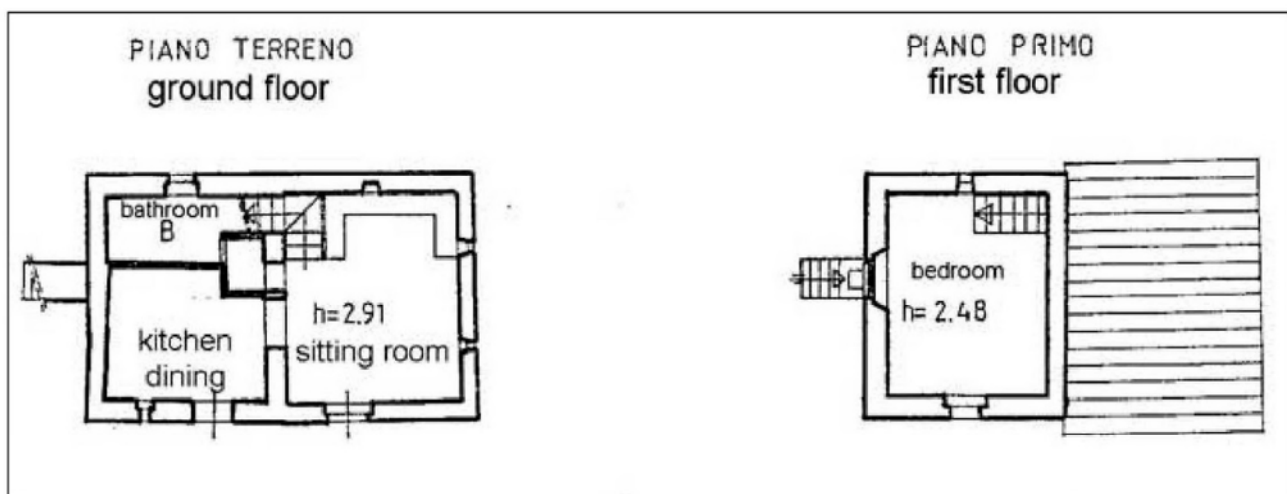
Restored, one storey apartment with an entrance, sitting/dining room with kitchen, double bedroom and bathroom. Fantastic views of the valley from the front terrace or the equipped outside dining area.







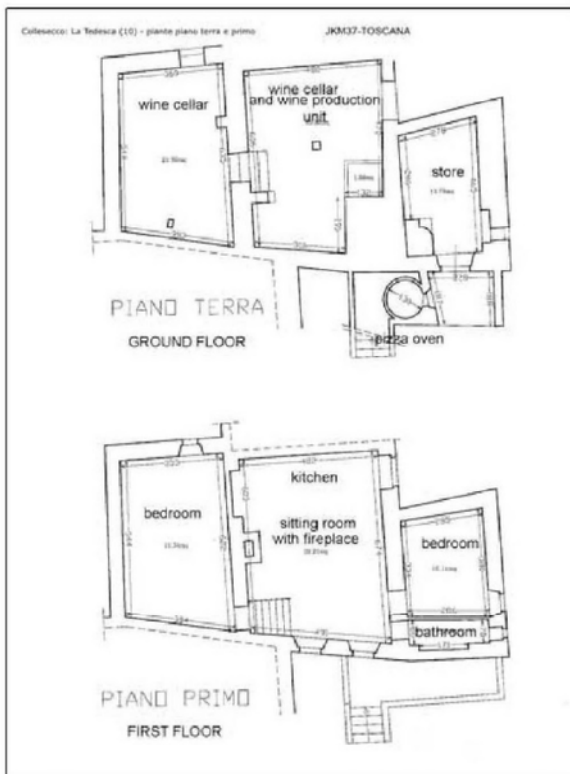
Charming, little stone house standing right above the swimming pool. Perfectly restored it has a fully fitted kitchen/dining room, sitting room with wooden stove and bathroom on the ground floor and double bedroom on the first floor.



## “Toscana”



Two storey, restored building with wine cellar, pizza oven and storage room on the ground floor and a two bedroom apartment with a terrace on the first floor.



## Apartments



Two independent apartments on the first floor used for permanent staff members. Olive oil mill, storage place and outside kitchen with a fire place on the ground floor.

