

ITALY

**Country
Destinations**

UMBRIA PERUGIA

CASTELLO PROCOPIO

The extreme synthesis between
ancient and contemporary, natural
environment and luxurious
furnishing

With its ancient and dominant spirit, its allure, its uniqueness, this fully restored castle represents a new idea of grandiose luxury, a terrific mixture of classic architecture and contemporary, edgy design. Procopio is possibly the boldest restoration ever attempted in Umbria, commenced in the mid 1980's and finished in 2012, and the results are just outstanding. Originally a military-defence castle and in a totally ruined state it had to go under major structural work, under architect Corrado Giannini, while interiors have been curated by Martyn Lawrence Bullard. The honey-stone castle offers today eight grand bedrooms all with en-suite tailor-made bathrooms, a professional kitchen designed with the help of a chef, a fitness area and a private room for massages and wellness. An exceptional luxury home, this retreat has been carefully crafted to bring luxury and comfort into a rare Italian experience: the interiors feature precious drapes and tapestries, artwork, furniture which, together with the view, create a unique atmosphere: the castle seamlessly blends contemporary standards, including modern plumbing and state-of-the-art appliances together with an evocative atmosphere and precious elements picked from Italian and Umbrian style heritage. Every room has been designed in its very own style, the upholstery has been selected based on the preserved original samples of the period and everything has been manufactured by local craftsmen, using the highest quality materials. The sweeping vistas at Procopio are unrivalled, offering a commanding view of the valley between Umbria







DETAILED COMPOSITION

A brief description of the
rooms available and included
in the property rental

SOUTH WING OF CASTLE

Underground Floor

- 1 Gym (external door leading to the garden)
- 1 Massage room, 1 Turkish steam room

Ground Floor

- 2 double bedrooms, (Antica, Doll)

Second Floor

- 2 double bedrooms, (Volluto, Green)

NORTH WING OF CASTLE

Underground Floor

- 1 wine cellar with small private dining area (6 people)
- staff laundry and storeroom area

Ground Floor

- 1 kitchen
- 1 dining room
- 1 bar area
- 1 guest bathroom
- 1 living and dining areas both with large fireplaces

First Floor

- 2 Double Bedrooms (Imperial, Silver)

Second Floor

- 2 Double Bedrooms (Crown, Baldacchino)





AT A GLIMPSE

Recap of the property main characteristics all in one glimpse.

- The estate is 580 meters and 1909 feet above sea-level with a 360 degrees of commanding views
- The property offers 2000 SQMT (21,600 SQFT) of living space and 5 hectares (123.552 acres) of exterior spaces
- The estate features a heated swimming pool, a private SPA and fitness area, a Hammam,
- The castle features air conditioning in some of the bedrooms, those exposed to South-East, other enjoy a natural system of refreshment
- 16 is the maximum number of adults the property can accommodate



CASTLE AMENITIES

Complete list of indoor and outdoor amenities of this property.

- Modern heating system
- Wi-Fi 72 Mbps in download
- Alarm System
- Automatic gate
- SAT TV
- DVD player
- Fitness room
- Hammam
- Internal Lift Mechanism
- iPod Docking Station
- Mosquito nets
- Professional kitchen
- Industrial washer & dryer (staff use only)
- Safe deposit box
- State-of-the-art Sound System
- Well-equipped bathrooms with salon-grade hair dryer and toiletries
- Wine cellar with private dining room
- Heated swimming pool
- Several alfresco dining areas
- Small chapel















ABOUT PERUGIA

Located in the centre of Italy, the Province of Perugia is Umbria's largest, covering two-thirds of the entire region.

Lifted by a hill above a valley patterned with fields, where the River Tiber runs swift and clear, Perugia is Umbria's petite and immediately likeable capital. Its centro storico (historic centre) rises in a helter-skelter of cobbled alleys, arched stairways and piazzas framed by magnificent palazzi (mansions). History seeps through every shadowy corner of these streets and an aimless wander through them can feel like time travel. Amongst many important folkloristic events taking place in the city Umbria Jazz and Eurochocolate gastronomic festival are definitively worth a visit. Città della Domenica is the first amusement park of Italy for children. Together with its spiritual sister, Assisi, Perugia is a candidate for European Capital of Culture 2019. It is also a bustling university town full of life that has always been the centre of much attention. Perugia is known also for the fine chocolate that is produced there - any visit must be accompanied by some 'Baci' chocolate.



ABOUT UMBRIA

Everchanging, untouched landscapes in the green of winding valleys, Umbria never fails to amaze.

Umbria region is exquisite, mystical, peaceful, and best of all, unspoiled. Centrally located, in less two hours visitors can reach Rome or Florence, this landlocked region of Italy is often referred to as the green heart of the Country and it is an especially verdant region of mountains, rolling green hills, forests, tumbling rivers, lush farming land, hiking trails, vineyards, and awe inspiring and time transporting views. Out of Umbria come extraordinary and highly regarded wines, both red and white, olive oils, whole grains, exquisite truffles, first rate prosciutto, sausages and other pork products, honeys, cheeses - and much more. Umbria's countryside is at its best in May, garlanded with flowers and spring green, and blessed with weather that is already balmy. Upland Norcia escapes the heat that can make most of the region's other towns hard to visit in July and August. Unmissable are festivals and holy days, especially in Assisi (Easter is particularly felt by Italians), and off season: with so many indoor cultural attractions - galleries, churches, museums - and only locals in the restaurants, the region can be a joy to explore at this time of year. Ever-changing, untouched landscapes in the green of winding valleys make Umbria a region that will never fail to amaze. At the heart of the boot, it is the only region with no coastline and it is a complete region, so centrally located to constitute the perfect option for those who want to get the best of Italy in once.







ITALY

**Country
Destinations**

CODE ITPG06