

ITALY

Seaside Destinations

TUSCANY ARGENTARIO

LUXURY VILLA

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Unique and featuring stunning views over the bay of Monte Argentario, this villa is a rare example of contemporary architecture and furnishing in Italy, especially in a seaside context, with a building which is definitely high-impact. An architectural project born from extensive experience in the field of design, one understated and elegant structure, the villa is particular also for the choice of materials used and the continuity between interior and exterior spaces: with attention to every detail, the general effect is that of luxury and sophistication. A game of cross-storey, a dynamism that relate concrete and stone, transparencies and nature. This newly furnished seafront villa composed by adjacent apartments in the Argentario peninsula, minutes from the sea, is divided into one main dwelling and four more independent houses providing great living flexibility for an extended family or a large group of friends. The estate features a large infinity swimming pool, many sun decks, terraces, gardens and private parking. All the units face the sea and have their own separate entrance. They are all equipped with fully equipped kitchens with dishwasher, washing machine, air conditioning, satellite TV, heating, entrance intercom, circa a hundred meters above sea level. A free service of a shuttle bus down to the beach is included, as well as the access to a swimming pool club with bar and restaurant. Many beaches are all around.



DETAILED COMPOSITION

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

UNIT ONE

Sleeps 4 with 1 Large sitting room and dining room with fireplace; 2 Double bedrooms with 2 bathrooms; 1 Guest bathroom; 1 Kitchen; 1 Laundry room; 1 Small internal patio; 2 Large terraces

UNIT TWO

Sleeps 3 with 1 Drawing room and dining room; 1 Kitchen; 1 Large external patio; 1 Double bedroom; 1 Single bedroom; 1 Bathroom

UNIT THREE

Sleeps 4 with 1 Drawing room and dining room; 1 Kitchen; 1 double bedroom; 1 twin bedroom; 1 bathroom

UNIT FOUR

Sleeps 2 with 1 double bedroom and bathroom; 1 Kitchenette

UNIT FIVE

Sleeps 2; with 1 Drawing room and dining room with open plan kitchen; 1 Double bedroom and 1 Bathroom







AT A GLANCE

Recap of the property main characteristics all in one glimpse.

- The property features an infinity pool
- The property features Wi-fi and Air conditioning throughout
- The villas is 10 minutes away from the sea (rocks) and platform with pools
- The villa boasts 500 Sq.Mt of interior spaces and 4.000 Sq.Mt of exterior private grounds
- 15 is the maximum number of guests this property can accommodate



VILLA AMENITIES

Complete list of indoor and outdoor amenities of this property.

- Central air conditioning system
- Flat screens,
- WIFI throughout
- Access to the sea
- Automatic lights
- Gated community
- Sunbathing platforms
- Direct descent to sea with turquoise water
- Nocturnal illumination of the garden
- Access to this property is private
- The property is not suitable for children of less than 10 years old









ABOUT ARGENTARIO

A stupendous mix of wild and beautiful, Argentario is a well-kept secret between Tuscans and the world traveling elite

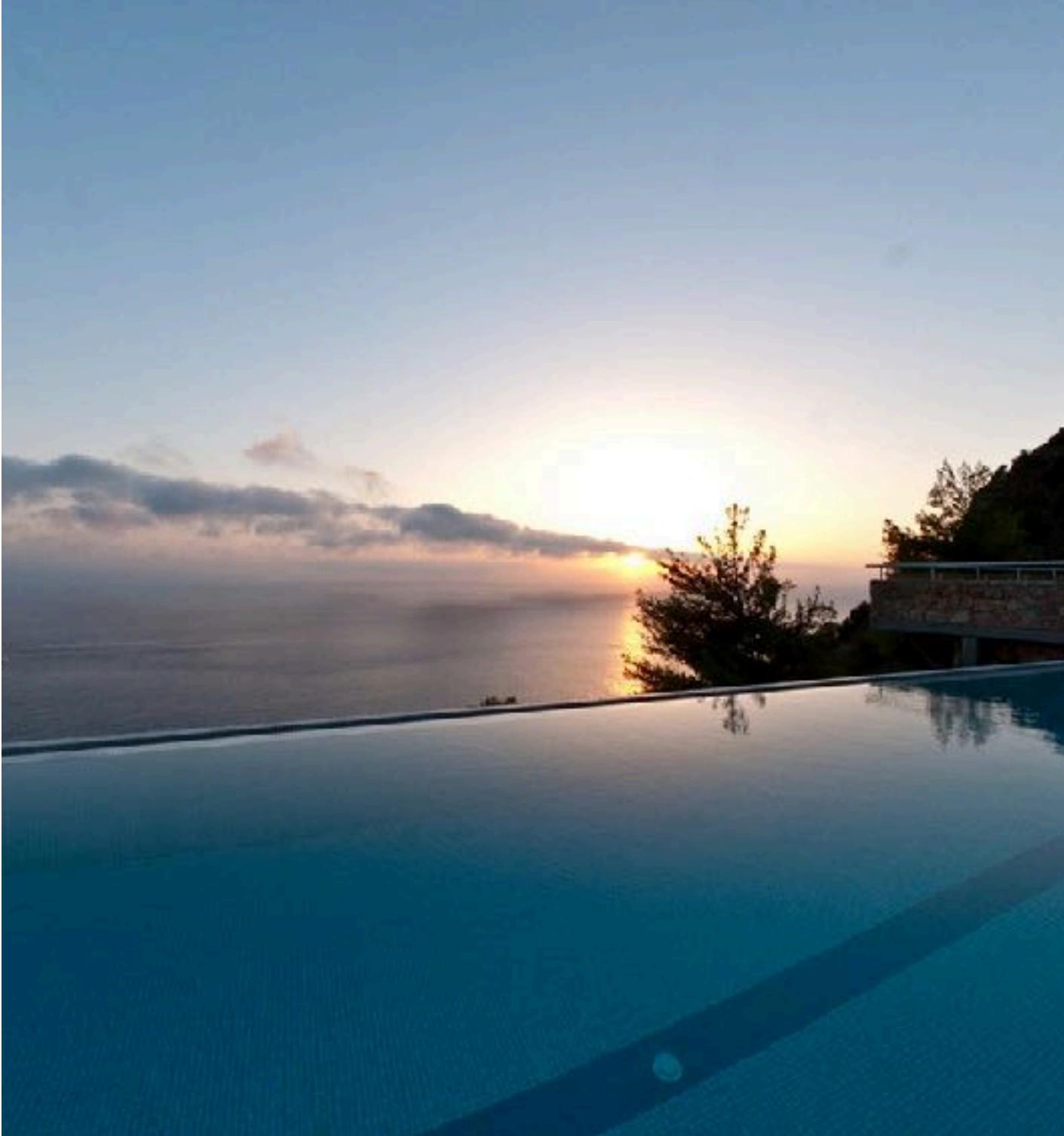
The Argentario identifies the southern coast of Tuscany and combines some of the identifying traits of Maremma with the unique beauty of the sea: mild climate, long sandy beaches and a water famous for its color and clarity. Since the early sixties, Argentario is considered one of the most coveted spots of elite tourism, just 130 km from the intercontinental airport of Rome, the promontory of Argentario offers miles of pristine beaches and more than 30 miles of rugged coastline, featuring surprisingly beautiful bays. Monte Argentario, divided between the municipalities of Porto Santo Stefano and Porto Ercole, is per-se a unique scenario and context. The large lagoon ecosystem of Orbetello, part of Argentario, is today home to a nature reserve managed by WWF, a location where rare birds, including pink flamingo, aigrettes, nest. The highest point of the promontory is a good 635 metres over the sea level, the scenery of the coast is, in general, very dramatic, made of cliffs and wild nature.



ABOUT TUSCANY

Landscapes, artistic heritage and stand-out cities make Tuscany an unquestioned protagonist of tourism.

Blessed with beauty, wine and an unparalleled artistic legacy, Tuscany's a region that largely lives up to its fame. Its fabled rolling landscape has long been considered the embodiment of rural chic, a favourite of foodies and wine lovers, while its cities harbour a significant slice of the world's Renaissance art. Florence in itself, boasts more world-class art than many entire Countries. Famous for its hills outlined by endless rows of cypress trees, majestic castles, thermal spa towns, tiny medieval villages surrounded by olive groves, this is an idyllic region that also features gorgeous emerald green seaside as well as dramatic mountains, all in a very concentrated space. From the fashionable Mediterranean coast to the marble mountains of Carrara, often both visible from one same position, the chestnut forests of the Apennines, the Natural parks with lakes, canyons, thermal springs and grottoes, the luxuriant gardens of the Renaissance villas, olive groves and vines, Tuscany is a fantastic place to visit all year round.









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