

TORRE MULINO



Restored mill
7/10 pers.
Swimming pool
Montepulciano 27 kms.

A house on a place where you would like to stay forever....

Description:

"I had a farm in Tuscany" – we felt that this famous sentence from the movie "Out of Africa" could be applied to this country estate, situated between Arezzo and Siena. When one comes driving up towards the somewhat strangely shaped house, there is this association (at least, to us there was) with the book and movie. The house rises up, as it were, from the landscape, surrounded by meadows and trees. One kind of misses a giraffe!

The country estate on which this house is situated lies about 400 meters above sea-level. One produces olive-oil, and there is a cattle farm. However, only a rather small part of the estate, about 500 ha large, is being used for agriculture. The remaining part is covered with woods and Mediterranean flora, enable the cattle to graze and enjoy succulent plants, whilst being able to seek the shade during the hot summer months. During the 1960's, the estate was bought by the Mozzoni Paravicino Crespi family. This family owned a large estate in the North of Italy, and lead a very busy working life in Milan. But then, the family asked themselves if they did really like the rush of modern life. They decided to return to a more simple, rural kind of life, in harmony with nature and the local farmers, and they started out to establish their own dream.

Scattered all over the farmland are fifteen farmhouses, one more lovely than the other, overlooking a magnificent Tuscan landscape of rolling hills dotted with umbrella

pinetrees and cypress trees punctuating the horizon. The first farmhouse to be restored for guests, with all modern comforts, is Torre Mulino.

The nearest village is the medieval Lucignano on a hilltop, famous for its elliptic streets. Here you will find grocery stores, cafés, news stands, banks and simple trattorias. A detailed list of restaurants recommended in the vicinity can be found in the house. But you will not want to miss the surrounding villages such as Monte San Savino, Foiano, Sinalunga and Castiglion Fiorentino as well as the medieval hamlet of Gargonza, all of which will conform in their picturesque perfection to everyone's dream of a hilltop Tuscan village.

The Torre Mulino used to be the mill on the estate, and the house has kept some original features, like two long, stone walls formerly used to channel the water from a nearby stream towards the mill. The walls now form the space for the swimming pool, to be reached via 4 steps, and provide the very spacious back-garden with a very special atmosphere. Those who would like to rent this house, having small children and therefore are looking for the utmost safety, especially like the lay-out and atmosphere. The pool is surrounded by a well-kept lawn, and further on some shrubs.

The exterior of the house is special; at the beginning, there only was the tower, but when the family started growing, parts were added on when needed. The result is a kind of fairy-tale house, with many nooks and corners, small corridors and little flight of stairs, leading from one part of the house to another. But now, the

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Per una casa bellissima



description might give you the impression that the house is a rambling kind of dwelling and no, that is absolutely not the case. It is a very special house, tastefully furnished in an elegantly-rural style, with the original antique terra-cotta floors and wooden beams on the ceiling. And, not to be forgotten, the "earthly paradise" immediate surroundings! Moreover, you can enjoy here an utter, complete privacy. This is a house on a spot you might want to live on forever!!

The ground floor has a large living with 2 sitting areas, a dining part in the middle, an open fire place and French windows towards a large, covered terrace. The attractive kitchen, with an adjacent store room, has all modern comforts and a marble-topped breakfast table. Moreover, there is a single bedroom with bathroom with shower, and a laundry room. The first floor has two double bedrooms and two bathrooms. In the tower: Another bedroom with bathroom with bath. The so-called annexe offers another double bedroom, a single bedroom and a bathroom with bath.

At the back of the house you will find a covered and furnished pergola, where you can enjoy meals outside. The garden has some comfortable sitting areas, where you can relax, read, write or just sit and absorb nature. The front side offers majestic views on the meadows and woods. The caretaker lives on the estate and is quickly at your disposal in case of need.

Facilities:

Garden of about 6000 m², parking, swimming pool, with teak garden furniture, telephone, WiFi Internet connection, oven, stove with 5 cooking elements, washing machine, dish washer, large refrigerator/freezer, toaster, Nespresso coffee maker, coffee

maker filter, fruit press, microwave, iron and ironing board, CD/stereo, sat-TV with DVD, MP3-player, two hair dryers, air conditioning and fans in all bedrooms (with the exception of the single bedroom on the ground floor) and anti-insect screens in front of all bedroom windows. Pool towels available. The kitchen is provided with salt, pepper, oil, vinegar and sugar. Moreover, you will find a welcome package. The house is equipped with 4 bicycles for adults and 1 for children. Barbecue and pingpong table.

Possibilities for sports/excursions:

Walking and biking. Tennis and rental of mountain bikes in Lucignano, at about 3 km. There are a lot of possibilities for a nice day out, with many interesting towns and villages. On booking you will receive lots of information about the region and "Things to do".

Distances: (approx. kms.)

Lucignano, with shops and other facilities 3, Monte San Savino 8, Sinalunga 11, Montepulciano 27, Arezzo 28, Cortona 38, Siena 45, Lago di Trasimeno 45, Perugia 75, Orvieto 87, Pisa 169, Rome 194.

Lay-out (240 m², 10 pers.):

Ground floor: Large living with dining area, kitchen, store room, single bedroom with bathroom with shower.

First floor: – to be reached with 15 steps. Double bedroom with bathroom with bath, twin bedroom with bathroom with shower, loggia.

Second floor: – to be reached with 15 steps. Tower room with 2 beds and bathroom with bath.

Annex: – to be reached with 12 steps

First floor: Double bedroom and bedroom with French bed, sharing a bathroom with bath.

Particulars:

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Minimal rental period 7 nights, from Saturday till Saturday. During the low season, other periods might be possible

Included in the rental price: Usage of water, gas, electricity, bed-, bath- and kitchen linens on a basis of a weekly change, wood for the open fire place, and final cleaning..

Moreover, domestic help for 2 or 3 hours a day (depends on the number of persons in the house), 5 days a week. If a 2-weeks rental applies, also cleaning on a Saturday

Not included in the rental price: tourist taxes, usage of telephone and heating (according to usage, from € 50,00 to € 100,00 a day). These costs to be paid before leaving

Upon request, a "baby kit" available (baby-cot (till 4th birthday), high chair, changing mat, bath, baby cutlery, potty), € 50,00 a week

Deposit: Upon arrival, a deposit of € 300,00 (in cash) is applicable

Check-in on the day of arrival between 16.00 – 19.00 hrs. Check out on the day of departure before 10.00 hrs. Important: arrivals outside the above mentioned time-frame have to be discussed and confirmed by us upon booking. In case of delay it is very important to contact the staff

The swimming pool (15 x 4,50 m.) is open from May 15th till the end of September, depending on the weather conditions. An outdoor shower lies close to the pool. Poo towels are included in the rent. The pool can be fenced upon request. Please make sure you turn out the pool floodlights when you do not need them. If left on all night, they will attract a large amount of insects, apart from unnecessarily wasting energy (extra charge!). The gardener will come every evening to clean the pool and to do what is necessary in

the garden (included grass cutting)

Pets are not allowed, but just in case you would absolutely like to take a (small) pet along, please inform Elisabeth Travel, who will contact the owners to try and arrange an exception to the rule. Extra costs € 50,00 p/w

A car is necessary

Public transport: Railway station in Arezzo – connection Florence (1 hrs.) or Rome (2 hrs.)

If you would like to have someone available to help you carry your suitcases upon arrival and departure, please advise upon booking

House rules: these are non smoking houses; please only smoke outside and also avoid food in the bedrooms as organic wastes attract insects such as ants. It is not allowed to move around the furniture in the house, as well as to put the mattresses on the floor. The beautiful embroidered blankets you will find in the house are hand made in India, to the design of the owners. They should not be used by children to play with

Extra services: Babysitter € 10,00/€ 15,00 per hour (ask for information in case of cancellation of this service!), cleaning € 10,00 per hour ; shopping service upon arrival (€ 150,00). Meals to be prepared upon request, e.g. dinner upon arrival € 25,00 per person, meals during the week € 35,00/€ 40,00 per person (children up to 11 years € 25,00), picnic on the estate from € 35,00/€ 40,00 per person, € 25,00 for children up to 12 years old and children under 4 years no costs. Extra change of linen is possible (extra charge!). Possibility cooking lessons, tour on the estate, visit winery, buying vegetables and fruit, wine, olive oil

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All services should be booked and confirmed by us 1 week prior to arrival. Once you have arrived meals can be booked 48 h ahead, subject to availability. All services will need to be paid in cash directly to those who provide them





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Price list

	Number of persons	Low season	Mid season	High season
		2/5 – 23/5 26/9 – 31/10	23/5 – 27/6 29/8 – 26/9	27/6 – 29/8
Huurprijs p/w	7	3800	4180	4450
Huurprijs p/w	10	4400	4870	5940

The prices given are in Euro's
Prices for other periods than mentioned above, please inquire