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Via Alfredo Catalani 22 - 55100 Lucca
Phone number +39 0583 494 326

Villa for Sale in Castagneto Carducci
Bolgheri
Price On Application
Ref. A721



936 sq.m | Bathrooms: 9 | Bedrooms: 6 | Rooms: 10

Villa Sofia is an exceptional newly constructed villa within the Le Ville di Tenuta Serristori development in Bolgheri. This unique property offers private access to a secluded beach and exclusive club services provided by Palazzo Tornabuoni.
The villa has been built to the highest standards, employing traditional design, artisan craftsmanship, and construction techniques that beautifully blend modern and historic elements.
The property includes a main villa, spanning two levels plus a basement, and a guest house, totaling 936 sq m, set within a 2.2-hectare plot of land.
Originally developed by the same developer behind the Four Seasons in Florence and Palazzo Tornabuoni. The property benefits from exclusive services managed by the renowned Palazzo Tornabuoni, including a dedicated property manager, housekeeping, catering, gardening, a helipad, yoga, trekking and running trails, beach services, and a tennis court.
The main villa's ground floor features a formal entrance, two spacious reception rooms, a dining room, an open-plan kitchen, a guest bathroom, and a study with an en suite bathroom.
The first floor comprises the principal bedroom suite with two bathrooms, a walk-in closet, and a covered terrace offering coastal views, along with a further two double bedrooms, each with an en suite bathroom, and a large guest suite featuring a walk-in wardrobe, an en suite bathroom, and a covered terrace.
The basement level includes a sizable garage with space for up to four cars, a wine cellar, a pantry, a laundry room, and a bathroom. A lift connects all three levels.

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The guest house is situated on a single level and includes a double bedroom with an en suite bathroom, a separate guest bathroom, and a living area that can also serve as a second bedroom.
Within the 2.2 ha plot, 0.5 ha are dedicated to a meticulously manicured garden featuring a variety of Tuscan aromatic herbs, plus a 90 sq m swimming pool. The remaining land consists of a century-old olive grove.
The property also has a private vineyard, 0.5 ha in size, with custom wine label management by a well-known local wine estate. It enjoys private beach access and is situated within a gated estate encompassing 37 hectares of picturesque countryside and forest.

Property Informations

Address: Castagneto Carducci	**Postal code**: 57022
Bedrooms: 6	**Bathrooms**: 9
Rooms: 10	**State of maintenance**: Prestine
Floor: Building	**Car park**: Covered
Terrace: Yes	**Garden**: Private
Kitchen: Large kitchen	

Features

Coastal	Seaview	Rural
Land: 22000 □	Vineyard	Swimming pool
Secondary accom	Tennis court	Utility Rooms

















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