



Prestigious villa with farm in the Lucca countryside

Italy, Toscana

Price:	€ 15 000 000
Object type	Mansion, castle, estate, House, Chalet, Golf real estate
House type	Detached house
Market	Resale
Bedrooms	11
Number of rooms	18
Land area	400000 m2
Area	4000 m2
Category	For sale



Immersed in the green Tuscan hills, the property is located in a splendid area, a few kilometers from the centre, which guarantees privacy and tranquility while at the same time preserving the authentic charm of the Tuscan territory. The historic villa dating back to the 1500s belonged to the imposing and influential Guinigi family. In addition to the main villa, the property also includes a large farm still in production today made up of numerous rooms with stables and barns for a total of 4,000 m2. The villa of about 1,400 square meters has a cubic shape, with a perfectly symmetrical facade, recalling the style of the famous architect and sculptor Nicolo Civitali. The rear facade of the villa is characterized by a portico with three arches resting on three Tuscan columns. The villa rises on four levels offering a splendid view of the Tuscan hills; it consists of a large living area with frescoed living room and fireplace, an eat-in kitchen, a dining room and a quiet and private sleeping area. The cellar with splendid vaulted arches is remarkable. The recently renovated dependance consists of 6 bedrooms and another residential building is divided into 4 apartments which have also been renovated. The property enjoys a large private park of 40 hectares; 29 hectares are dedicated to arable land and the remainder to the private garden which is perfectly maintained. The property includes the prestigious farm which benefits from the production of meat and cheese thanks to the breeding of stable animals.

Lucca is rich in historical luxury properties and carefully preserved landmarks such as the amphitheater, the forum, and the Romanesque churches. According to some historians, the original ancient Ligurian settlement probably owes its importance to the Etruscans. Occupied by the Goths and then by the Byzantines, Lucca then became one of the most important capitals of the Lombard kingdom. Over the years, various domains have followed one another but what is certain is that Lucca was one of the most important cities of the Italian Middle



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Ages and its grandeur and magnificence is still evident today

DISTANCES

Lucca 8 Km - Pisa 20 km - Florence 99 km - Viareggio 19 Km - Forte dei Marmi 40 km - Thermal baths 37 km -
Ski facilities 74 km - Pisa Airport 38 km

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