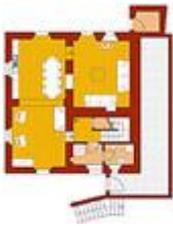


The Villa San Martino

Villa San Martino is a private villa situated 550 meters above sea level and nestled in an isolated Tuscan hillside surrounded by olive groves and oak trees. It is located 8 km from the town of Castiglion Fiorentino and a step away from Cortona and Umbria. Originally this was a homestead built in the first half of the 1800 characterized by its naive architecture that used a variety of materials that were easily found in the area. In 2001, it was completely restructured maintaining its rustic vernacular identity but enhancing it with all modern comforts. The villa also possesses a small dependance, which originally was a farming equipment cottage. A magnificent landscaped garden with a swimming pool, 10 m X 5 m, is situated in a sunny position with a breathtaking panoramic view. Our guests can also enjoy the beautiful stone barbeque and the large outside table seating 12.

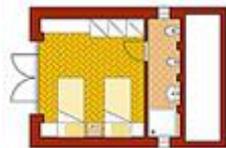
Interior



Ground Floor



First floor



Dependance

GROUND FLOOR

The ground floor is composed of a well equipped ample kitchen with a stove, oven, refrigerator, dishwasher dining area and fireplace, living room with a sofa bed, satellite television and DVD, Wi-Fi internet connection, telephone, a full bathroom with a shower and laundry area with washing machine.

FIRST FLOOR

The First floor is reached through an internal staircase leading to the sleeping quarters. It is composed of 1 master bedroom with a private full bathroom with a shower and a bathtub, 1 bedroom with 2 single beds and a private full bathroom with a shower and another bedroom with 2 single beds and an alcove which can sleep another 2 people and a private full bathroom with a shower.

DEPANDANCE

The Dependance is a quaint cottage with 1 bedroom with 2 single beds and a bathroom with shower.

Villa 180 m² (8 + 4 places)