



Property in Tuscany



General characteristics

One of the most beautiful historical villas in the Lucca area, surrounded by 4 hectares of garden and 50 ha of land including 11 hectares with about 2000 olive trees for oil production and wood. The property is still a farm. In the recent past, there were also vineyards for the production of red wine D.O.C.G. from the hills of Lucca, at the time exported; #CUT# Within the property there is also a cellar for vinification which is currently not in use. The property features an outbuilding called “La Fattoria Villa Guinigi”, which was first built in the mid 1500s and completely renovated with 5 apartments each complete with its own bathroom. Additionally there is the “limonaia”, another outbuilding which was built in the 1700s spanning an interior area of about 700 square metres. On the ground floor there are 2 bathrooms and on the first floor, there are 5 apartments, each complete with its own bathroom. Swimming pool nearby. 18 bedrooms, 19 bathrooms. 3,000 square metres of buildings. 55 hectares of land.

GENERAL INFORMATION	OPTIONS	ECONOMIC INDICATORS	INFRASTRUCTURE
Country Italy	External area 55000 m ²	View on the water -	City center 3 km
Region Tuscany		Pool -	Promenade 5 km
City Лукка		Front line -	Aeroport 60 km (FLR)
Type Villa/house		Terrace/balcony -	Medical center 7 km
Conditions Agricultural use		Garage/Parking -	Ski resort 100 km
Heating Autonomy		Dock -	Thermal spa resort 40 km
Energy class A+ (< 14 kWh/m2)		Private beach -	Sea 25 km
	Panoramic glazing -		
	Private garden -		
	Common garden -		
	Furniture -		
	Guest parking -		
	Gym / Spa -		
	Banqueting hall -		
	City center -		
	Ready project -		



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