



*The perfect place  
to stay at any time  
of the year.*

## Santa Maria in Bellaria

*Nr Pienza, Val d'Orcia, Tuscany*

Arrive at Santa Maria in Bellaria and you simply will not wish to go anywhere! With its magnificent views, total privacy, contemporary chic décor and stunning manicured gardens, Santa Maria in Bellaria is a heavenly and magical retreat amidst dreamy Tuscan countryside.

Situated between Pienza and Montepulciano, with stunning views of Val d'Orcia and Monte Amiata in the distance, Santa Maria in Bellaria is a very special find indeed. This lovingly restored property (once a ruin), is set amongst 8 hectares of land amidst the UNESCO site of Val d'Orcia and enjoys beautifully manicured gardens and complete privacy. Every detail—building materials, interior finishes, technological features, special amenities—was chosen with the utmost care and sensitivity to local traditions and 21st century necessity.

The indoor spaces are both soothing and inspiring with picture post views from every window and interior vistas filled with beautiful art and objects. The owners have created living spaces that feel clean and fresh and never overstated. The layout and spatial organization flow gracefully from room to room, interior to exterior, creating an easy rhythm for life in the country.

Downstairs is the enormous eat-in kitchen with all manner of contemporary Miele appliances and equipment. On this level is also the formal indoor dining room, a guest cloakroom, a king bedroom with en suite bathroom (ideal for those with mobility issues), and the fabulous double length living room beautifully furnished and decorated with objets d'art and notable paintings. This really comfy area opens onto a large, protected outdoor dining and lounge area and to the side onto the unique enclosed loggia with an indoor hydromassage (2 x 6 meter) with seating capacity for 10 people. The water can be heated up to 35 degrees thus making Santa Maria in Bellaria a wonderful destination also in the autumn and winter months. Beyond here is the cosy library steeped in character and the perfect place for anyone needing to concentrate on work during their time at Santa Maria.

Upstairs is reached ascending the art filled gallery – a feast for one's eyes. Here, guests can enjoy the four king size double bedrooms with top quality bathrooms, the very best quality beds and linen and captivating views across the countryside. Even the very smallest details have been considered to ensure total comfort at any time of year.

At the end of an oak-shaded trail, directly behind the villa, is the 100-foot viewing terrace and gardens that highlight the villa's magnificent position directly across from Monte Amiata, the sacred focal point of the Val d'Orcia. Here lies the outdoor saltwater pool (4 x 15 m.) and the covered pergola furnished with a large table and chairs for al fresco dining as well as sun loungers, a barbeque and drinks fridge. From dawn to dusk, this is a most comfortable and convenient area to while away the hours under the Tuscan sun.

# Merrion Charles

PRIVATE TRAVEL CONSULTANT

T: +39 392 155 1464 | Email: [info@merrioncharles.com](mailto:info@merrioncharles.com) | [www.merrioncharles.com](http://www.merrioncharles.com)  
Via Ariosto 32, Cotto, Fivizzano 54013, MS, Italy

The concierge service at Santa Maria in Bellaria is second to none. Everything and anything can be provided so for anyone wishing to completely relax and unwind this is your property and each morning the service of breakfast is provided by the maid.

Staying at Santa Maria in Bellaria is truly a place to unwind. The setting, the views, the luxurious ambience and the tranquility are exceptional but of course there is also heaps to do in the area be it walks from the villa, visits to Montepulciano and Montalcino or maybe a day at one of the thermal spas nearby. The choice is plentiful from this luxurious villa in the heart of Val d'Orcia. While some would say, "there's no place like home," your hosts at Santa Maria in Bellaria have created a villa that just may change your mind.

Merrion is very honoured to include Santa Maria in Bellaria within her portfolio – it cannot be too highly recommended for even the most discerning of clients and, unusually, the perfect place to stay at any time of the year.



## Information

### Sleeps: 10

#### Services included:

- Villa manager/Concierge
- Daily maid service (except Sunday) 0800 to 1300 hrs
- Breakfast service (not ingredients)
- Pre-arrival grocery shopping
- Gardener once a week

#### Additional services on request:

- Transfers, Shopping and Errands
- Guided Tours
- Private chef
- Cooking classes
- Biking and Hiking Rentals and Guides
- Massage and spa services
- Wine tastings

#### Accommodation:

##### Ground Floor:

- Double length living room
- Dining room
- Library
- Fully equipped kitchen with dining area
- Cloakroom
- Double bedroom (king size) with en suite bathroom



#### First floor:

- Four double (king size) bedrooms with en suite bathrooms

#### Amenities:

- Private saltwater pool 4m x 15m
- Unique enclosed loggia with an indoor hydromassage (2 x 6 meter) with seating capacity for 8 people
- Wi-Fi
- Air conditioning
- Ambient floor heating with individual room thermostat control
- Gym with Infrared Sauna, Technogym equipment



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- Fully stocked Wine Refrigerator with price list
- WIFI speakers throughout Villa
- Full security system
- Custom Florentine bed and bath linens
- Covered parking
- Flat screen smart tv

#### Places of Interest nearby:

- Pienza 10/15 mins
- San Quirico 15 mins
- Montepulciano 15mins
- Hot springs and spas 20 to 30 mins
- Montalcino and Brunello vineyards 35mins
- Cortona 55mins
- Perugia 1 hour
- Siena 1 hour
- Assisi 1hr45mins
- Orvieto 1hr 15mins
- Chiusi train station 50 mins

#### Airports:

- Rome Fiumicino & Pisa 2hrs 30mins
- Florence 1hr 30mins
- Perugia 1hr 30mins

