

📍 Grosseto

# Armonia

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## Key features

- 5 bedrooms
- 4 bathrooms
- Sleeps 10
- Private pool
- Housekeeping, gardener and pool maintenance
- Mountain views

## Bedrooms

### Ground Floor

- Bedroom 1: Queen bedroom with private bathroom with spacious shower and access to an outdoor furnished terrace.
- Bedroom 2: King bedroom with private bathroom with a tub and access to a private furnished outdoor space.

### First Floor

- Bedroom 3: Queen bedroom with en-suite bathroom with tub and wall shower that opens onto a furnished terrace overlooking the hills
- Bedroom 4: King bedroom sharing bathroom with shower
- Bedroom 5: Twin/King bedroom, suitable for kids, sharing bathroom with shower

## Living area

### Ground Floor

- Open-plan living area
- Fully equipped kitchen
- Dining table and chairs
- Tastefully furnished living room with flat-screen TV and comfortable sofas
- Spacious private gym

### First Floor

- Comfortable open sitting room with TV and entertainment system



## Outside area

- Private pool
- Stone-built BBQ
- Wet bar
- Alfresco dining area
- Vegetable, fruit and herb garden

## Home entertainment

- Flat-screen TVs in living areas
- Pool table

## General

- Electricity, A/C, water and gas included in rent
- Breakfast table setting (9:30 am-10:30 am) and lunch preparation (12:00 pm-1:30 pm), as part of the housekeeping time (except Sun)
- Dinner preparation provided by house cook) - dinner will be served between 7:00 pm and 9:00 pm (except Sun)
- Grocery service (as part of the housekeeping time) to be requested 24 hours in advance
- Personal laundry service
- Crib and highchair for children under 3 years old
- Mandatory final cleaning charge â‚¬300 to be paid locally in cash
- Food allowance â‚¬500 to be paid cash on arrival
- Events or private parties not allowed, unless prior authorization
- Laundry facilities for villa staff use only
- Air conditioning in bedrooms
- Central heating
- Complimentary wifi
- Bedding and towels included
- Dedicated parking
- Iron and ironing board
- Hairdryers in all bathrooms





## Staff

- Gardener
- Pool maintenance
- Housekeeper: Daily basic housekeeping 5 hrs (9:00 am - 1:00 pm), except Sun - Mid-week change of bath towels (if requested)

## Extras (at additional cost)

- Cost of food and beverage
- Heating â‚¬500/week (during colder months, if any)
- Use of indoor pool â‚¬1,500/week, including heating and daily cleaning (mid-day), except Sun - please note the indoor pool is only available from October to May, and the usage should be requested at least 2 weeks before guests arrival
- Extra linen change: â‚¬20/set/change
- Personal ironing service â‚¬20/hour
- Babysitting service rates on request, on availability













