

CASA LE BALZE



Villa
6 + 4 people
Swimming pool
Beaches 11 kms.

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- BTW nr.: NL 117127036B01

Description:

This comfortable house is located in a quiet and sunny position on the Versilian hills, at the foot of the Apuan Alps. It is at only five km from Camaiore and 12 km away from Pietrasanta. These two historic towns are rich in art crafts shops, art galleries, trendy restaurants and boutiques and during summer time they offer a number of festivals and art exhibitions. The Versilia beaches with the famous towns of Viareggio and Forte dei Marmi with their restaurants, shops and night clubs are also very close by.

The house is plunged in a green setting with beautiful views over the surrounding valley. It has been equipped for enjoying at its best the outdoor life. Just outside the living area there is a covered terrace equipped for outdoor meals overlooking the very well-kept garden and swimming pool (10 x 6 m).

The interiors are simple but comfortable and include modern amenities such as WiFi and air-conditioning (no extra cost) in three bedrooms. On the lower floor, at the pool level, there are a spacious and cool sitting room and two extra bedrooms that can accommodate four more people. Being these two bedrooms less bright and not at the same standard of the others, we describe the house for 6 + 4 people.

The property is ideal for those looking for a seaside resort, being at only 12 km from the beaches, and at same time it is an ideal base for touring this part of Tuscany. Lucca is only 25 km away and Pisa is 35 km away. Its position is also very convenient for the proximity of a

restaurant, food shop and café, all within a few kilometers. For those fond of walking the surroundings offer several nice paths to discover.

Our conclusion: A comfortable house, tranquil and convenient location, and close to the Versilia coast.

Note: A small part of the road leading to the house is not suitable for cars with low suspensions.

Facilities:

Washing machine, dishwasher, swimming pool, WiFi-Internet connection, airco in the bedrooms, barbecue, parking.

Distances: (approx. kms.)

Camaiore 4 kms, measrest motorway exit 10 kms, beaches 11 kms, Pietrasanta 12 kms, Lucca 25 kms, Pisa airport 45 kms.

Particulars:

Minimum rental period 7 nights. The rental period always is from Saturday till Saturday. During the low-season other periods may be possible

Included in the rental price: The usage of bed-, kitchen- and table linens on a basis of a weekly change, air conditioning, and the final cleaning

Not included in the rental price: tourist taxes and costs for heating. Payment directly on the spot

Most villas will provide bath-/beach linens; please inform on the moment of booking

The swimming pool (10 x 5 m) is opened from June 1 – September 28. Outside this period, please enquire upon booking if the pool can be opened

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Per una casa bellissima



Upon arrival, a deposit of € 750,00 is required. In case the accommodation disposes of a telephone with an outgoing line, an extra deposit of € 250,00 is also required. Both amounts to be paid in cash

Check-in on the day of arrival between 16.00–19.00 hrs. Check out on the day of departure before 10.00 hrs. For check-in after 8 p.m a fee of € 50,00 is required and after 10 p.m the fee is € 100,00. Any late arrival has to be agreed in advance



Many villas are situated in rural surroundings, sometimes only to be reached via a so-called "strada bianca", an unpaved road. Please enquire prior to booking if the accommodation of your choice can be reached by car



In most cases, pets are not allowed so in case your booking depends on whether or not you can take a pet along, please enquire beforehand. If permission is granted, an extra deposit will be applicable

We recommend you to effect a cancellation insurance



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Per una casa bellissima



Price list

	Number of persons	Low season	Mid season	High season
		9/1 - 27/3 10/4 - 29/5 2/10 - 18/12	27/3 - 10/4 29/5 - 3/7 28/8 - 2/10 18/12 - 8/1/2022	3/7 - 28/8
Huurprijs p/w	6 + 4	1850	1990	3800

The prices given are in Euro's
Prices for other periods than mentioned above, please inquire