

Sales Opportunities Villa

Velletri - Rome, Lazio



This Luxury villa is ideal for weddings and events.

The residence is situated in the heart of the national park of Castelli Romani. Roman nobil patricians and often emperors constructed their villas and castles therein.

Prominent European artists of the 19th century included these sites in their paintings.

Castelgandolfo's splendid lake, the summer residence of the Pope, is 12 km away. Nemi with its "mirror of Diana" (lake), the village of the strawberries, is only 5 km away.

Now it is replaced by catholicism. Frascati with its fantastic Villa Aldo Brandini is 15 km from the residence, Ariccia with its baroque Palazzo Chigi is 6 km away, Grottaferrata 13 km, Velletri, the last of the Castelli, 5 km.

The international airport of Ciampino is 13 km away.

The center of Rome, the beginning of the walls of San Giovanni in Laterano, is 34 km away.

The sea of Anzio 30 km and Sabaudia with its incontaminated sea 35 km away.

The residence is completely independent and private for the use of the guests. It is situated directly on the via Appia, even if collocated, you can find here an absolut silence.

The property consists of the central building of about 300 sqm, an annex of about 100 sqm comprising a big room with biliard table, a kitchen and a bathroom; and a dependance of about 40 sqm. for service catering

The property is situated on a terrain of about 7 hectares, of which about 6 hectares is a park with secular trees of high trunk, typical of this area.

From here you can admire Lepini mountains, Circeo and the sea with the view on the Pontine islands. The position of the property, 350 meters on the sea level, is absolutely dominant. In the evenings it is possible to admire the panorama as far as the coast and in the New Year's Eve you can see the fireworks within an area of 100 km.

In the entrance of the property there is a electric gate with telecamera and a splendid driveway with secolar cypresses. At the end of the driveway is a piazza with a fountain surrounded by twelve cypresses.

Inside the fountain are aquatic plans like water lilies and calluses.

On the other side of the piazza is a spring garden and two terraces with secular azaleas, rhododendrons, camellias, hydrangeas and myrtles (buxus) and two secular libanean cedar trees.

Next to the spring garden is a dependance that includes a kitchenette, double bedroom with hand decorated wrought iron bed, bathroom with shower Jacuzzi, LCD digital television, dvd, air conditioning summer/winter, and Tuscan cotto flooring.

The exteriors are completely illuminated and cured to the smallest details

Status: Parzialmente Ristrutturato

Property Sqm.: 120

Land Sqm.: 7000

Price: 6000.00 euro