

Ref. 2915 – **PALAZZO DELL'ONDA**www.romolini.com/en/2915

STUNNING FRESCOED APARTMENT FOR SALE IN PIAZZA DEL CAMPO, SIENA

Siena – Siena – Tuscany**Interiors**
546 m²**Bedrooms**
6**Bathrooms**
8**Period**
14th – 18th century

In the heart of the beautiful medieval city of Siena, at the entrance to Piazza del Campo, portion of a manorial *palazzo* for sale. The property (546 m²) was carefully renovated a few years ago, taking great care to keep the building's charm intact while adapting it to its new function. In fact, the property has been converted into an elegant accommodation business with 6 beautiful bedrooms and extremely refined interiors. In any case, there is nothing to prevent the property from being restored to its original purpose as a luxury private residence.

SUMMARY OF THE PROPERTY

REFERENCE #: 2915 – PALAZZO DELL'ONDA

TYPE: luxury apartment

CONDITIONS: restored, luxury finishes

LOCATION: historical center, Piazza del Campo

ACCESS: excellent, paved road

INTERIORS: 546 square meters (5,875 square feet)

TOTAL ROOMS: 17

BEDROOMS: 6

BATHROOMS: 8

ANNEXES: no

MAIN FEATURES: historical building, protected cultural heritage site, ample windows, overlooks on Piazza del Duomo, frescoed ceilings, parquet flooring, wooden beams, vaulted ceilings, wellness center

EXTERIOR: no

GARDEN: no

SWIMMING POOL: no

ELECTRICITY: already connected

WATER SUPPLY: mains water

TELEPHONE: already connected

ADSL: yes

GAS: natural gas

ENERGY CERTIFICATE:  (EP_{gl, nren} = 325.50 kWh/m²year)

HEATING SYSTEM: under the floor + air conditioning

CLOSEST CITIES AND TOWNS

Closest services (50m; 1'), Monteriggioni (18km; 25'), Montalcino (42km; 50'), San Gimignano (43km; 50'), Roccastrada (55km; 50'), Volterra (55km; 1h), Montepulciano (62km; 55'), Pienza (69km; 1h 5'), Cortona (72km; 1h), Grosseto (75km; 1h), Florence (77km; 1h 15')

CLOSEST AIRPORTS

Firenze A. Vespucci (86km; 1h 5'), Perugia San Francesco (116km; 1h 25'), Pisa G. Galilei (120km; 1h 35'), Bologna G. Marconi (168km; 2h), Roma Ciampino (245km; 2h 50'), Roma Fiumicino (260km; 2h 45')

PALAZZO DELL'ONDA

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Access to the palace is from one of Siena's main streets: crossing the condominium areas one arrives at the door of the dwelling. Entering one finds himself in a hallway with two technical rooms, service bathroom and storage room.

Going down a staircase, on the other hand, a corridor connects the first bedroom with bathroom, the wellness center (with sauna and Turkish bath) and leads to the reception area. From here one has access to a second bedroom with bathroom and the first suite (bedroom, bathroom and private living room). Continuing past the study you come to a small living room with an adjoining kitchen and still beyond to a further hallway that leads in turn to another suite (bedroom, bathroom and private living room), a bedroom with bathroom and a living room. From the hallway a glass staircase rises to a gallery that leads to the last bedroom with bathroom, characterized by a beautiful vaulted ceiling.

HISTORY, STATE AND FINISHES

The palace is an imposing building dating back, at least of its original layout, to the **14th century**, the home of an important Sienese family. Its modern appearance is the result of numerous expansions and remodels over the centuries, the last of which date back to the **19th century**. Inside, the house retains most of its original finishes, with very high ceilings characterized by wooden beams, vaults and frescoes.

LOCATION OF THE PROPERTY

The property, as already mentioned, is located at the entrance to **Piazza del Campo** in the **Contrada dell'Onda** and is extremely convenient as far as services are concerned: the historic center is dotted with boutiques and stores for everyone, and both schools and supermarkets are within walking distance (less than 10'). The train station is a five-minute drive away but is also well connected by public transportation. For those flying privately, the Siena-Ampugnano airport is less than a half-hour drive away.



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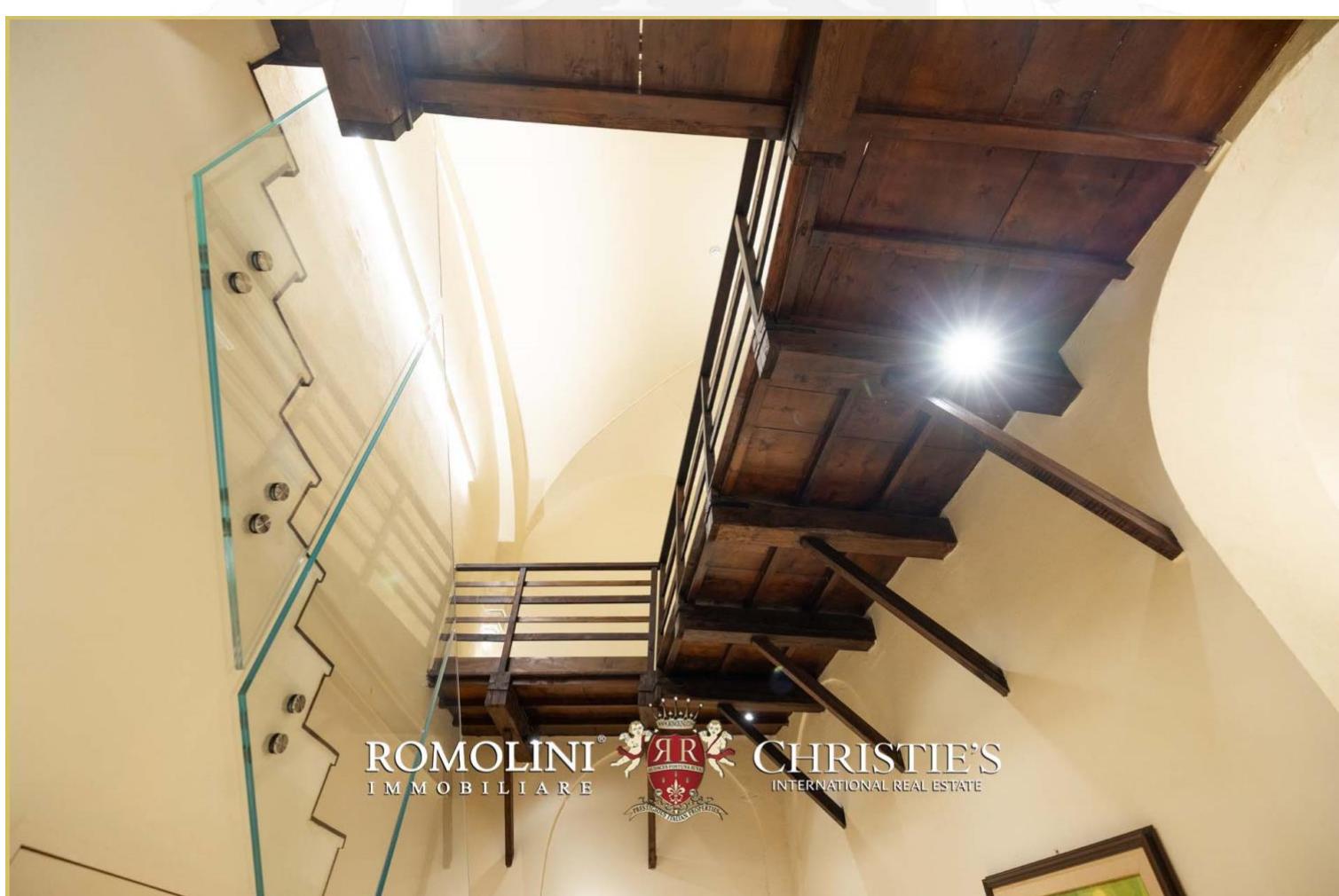






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