



# RESCHIO

HOUSES



BARCO

# Barco

Barco is situated a stone's throw from the buzz of the tennis courts, stables, restaurants and bar and a short walk to the Reschio Hotel. It has a magnificent view of both the Castello di Reschio and Castello di Sorbello in Tuscany.

## The Reschio Estate

It is a joy to share the wilderness that is and always was, Reschio. For more than a millennium, the land was farmed, leaving spaces for indigenous flowers, forests and wild life to establish their own fiefdoms. Today, more than ever, we continue to honour those traditions and have maintained the ecological balance that means our lakes have pure water for swimming and fishing. Reschio was and will always be a safe, yet wild space that we share with those that come to stay for a week or maybe for years in a house of their own. Reschio, nature's paradise, remains for now and for future generations.

Enjoy a stroll along avenues of cypresses, explore the castle's chapels, savour our orto and taste freshly picked delicacies. Maybe linger in the Equestrian Centre to watch the Spanish horses practising their quick step before dropping in for lunch at Ristorante Alle Scuderie and Bar Centrale. Dive into the estate's lake and have a picnic in the cabin. Challenge the tennis coach at the Astroturf courts. Be tempted to the Reschio Hotel for drinks in the Palm Court or dine in the Ristorante Al Castello at sunset, a magical time when the Etruscan hills reveal their secrets.

*Front cover - Barco, as sunset approaches, with its magical courtyard*

*The northern part of Reschio Estate*



# Barco

A formal courtyard forms the heart of Barco around which the living accommodation is situated. This splendid 6-bedroom property is located within walking distance of the Reschio Hotel with its restaurants and bars as well as the stables and tennis courts.

The main house has well-appointed living areas, an extensive master area and a further en-suite bedroom. A covered dining area links the main house to further accommodation, with three en-suite bedrooms and two sets of bunk beds for additional sleeping places for children.

The spacious self-contained one-bedroom guest cottage, Barcolino completes the accommodation.

An 18 x 4.5 metre swimming pool is a few steps down from the dining terraces and next to the pool is a custom-built spa bath. A gazebo covered viewing platform in the garden provides a breathtaking 360° panorama that includes a 'close up' of not one but two castles, that of Castello di Reschio and of Sorbello across the valley in Tuscany.

*Looking over the gazebo to the courtyard heart of Barco*





*Step out of the house onto the terrace above the pool and take in the view*

# The Property

## Main House - Ground Floor

- . Arched double cube Sitting Room with fireplace
- . Large fully equipped Kitchen with breakfast area and access to courtyard, dining room and dining terrace
- . Dining Room with fireplace and glass doors opening completely at each end and linking main house to further accommodation
- . 2 Double Bedrooms with en-suite Bathrooms
- . Bunk Beds sharing bathroom with one of the double bedrooms
- . Guest W.C.
- . Laundry Room

## Main House - First Floor

- . Spacious Master Suite with en-suite Bathroom, Study (with additional twin divans), Sitting Room with fireplace
- . Double Bedroom with en-suite Bathroom
- . Landing with access via external stair to courtyard
- . Double Bedroom with en-suite Shower Room, accessed by own private stairs with bunks beds on the mezzanine sharing shower room

## Guest Cottage - Ground Floor

- . Open-plan Sitting Room with well-equipped Kitchenette and Dining area
- . Open plan Double Bedroom area with large en-suite Shower Room and separate W.C.
- . Covered outdoor Sitting and Dining area

*Rose covered gazebo with 360° views and includes two castles*



# The Property

## Guest Cottage - Mezzanine

. A dormitory with 6 single beds and Shower Room

## Garden

- . Large outdoor dining table seats 12
- . Breakfast table in formal courtyard seats 4
- . Traditional bread oven
- . Swimming pool 18 x 4.5 metres
- . Custom built travertine and mosaic hot tub
- . Loggia with mature wisteria shade and outdoor kitchen cooking facilities
- . Rose covered gazebo with table, seats 4 with stupendous views

*Detail of the terrace above the pool*





## General Information

- . 530 square metres living space main house + 171 square metres guest cottage
- . 400m above sea level
- . Irrigated lawn areas and flowerbeds
- . Traditionally planted garden with local trees, shrubs and herbs including lavender, santolina, sage and rosemary
- . Under floor heating on all ground floor areas, including covered dining area with radiators in all other areas
- . Heated towel rails in all 6 bathrooms on separate circuits
- . Formal courtyard garden
- . Unlimited WiFi internet access

*The property Barco with Guest House, Barcolino, in the foreground*



*Restyled Dining Room with fireplace  
Doors open to the Terrace on one side and the Courtyard on the other  
Dining table to seat 14 people*





*Fully equipped Kitchen leads to Sitting Room,  
Dining Terrace, Dining Room and Courtyard*



*Master Sitting Room*



*Angle of Master Bedroom*



*Master Bedroom*



*Master Study with divans*

*Master Bathroom with bathtub and walk-in shower*



*Leading to Guest Bedroom*

*Guest Bedroom on first floor with en-suite Bathroom*





*Corner of Guest Bedroom*

*Guest Bedroom on the ground floor, with ensuite Shower Room*



*Ground floor Bedroom*

*Bunk Beds sharing bathroom with ground floor bedroom*





*Ground floor Bedroom with small Terrace*



*First floor Bunk Beds sharing shower room  
with Double Bedroom beyond*

*Bunk Bed mezzanine*





*A shaded Terrace*

# Barcolino

Barcolino, is the light filled Guest Cottage of the property Barco and accessed via some gentle steps leading down to the covered loggia.

It is an open plan fully equipped apartment with a mezzanine floor and has a covered loggia and terrace with great views over the surrounding countryside.

## Guest Cottage - Ground Floor

- . Open-plan Sitting Room with well-equipped Kitchenette and Dining area
- . Open plan Double Bedroom area with large en-suite Shower Room and separate WC
- . Covered outdoor Sitting and Dining area

## Guest Cottage - Mezzanine

- . A dormitory with 6 single beds and Shower Room





*The open plan ground floor apartment*

*Large Shower room*

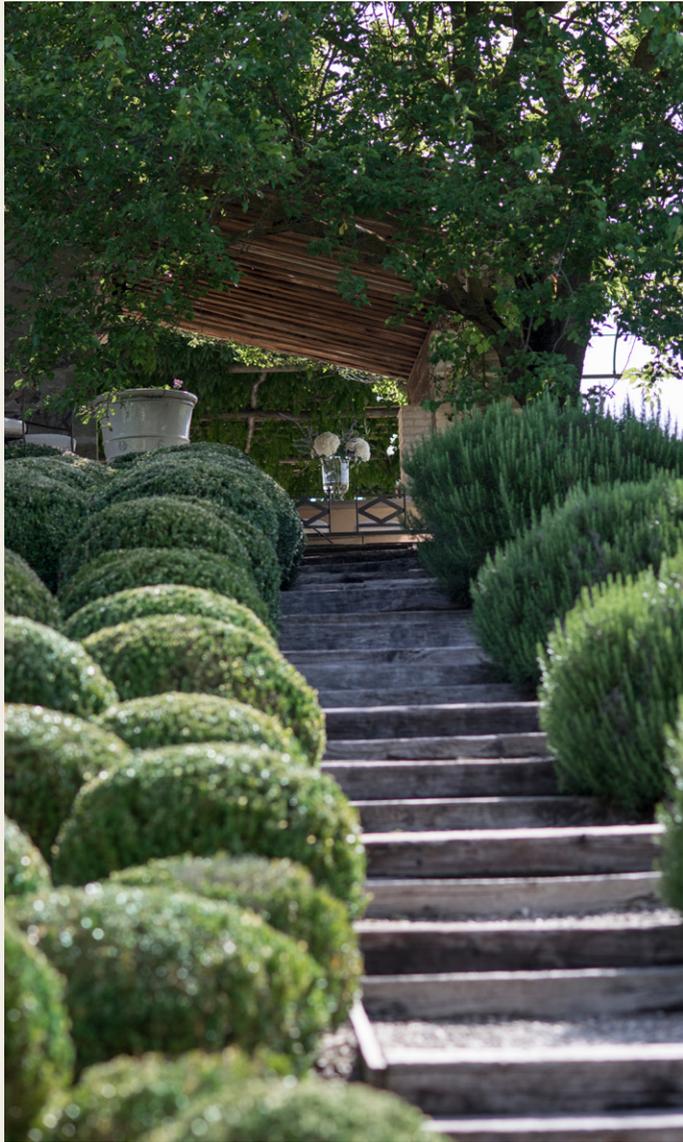


*The Kitchenette on the ground floor*

*Barcolino detail*

*Barcolino mezzanine floor with sofa bed and shower room beyond*





*Barcolino garden details - box, cypress and lavender*





*From the terrace to the pool to the view*

*The 18x4.5m infinity swimming pool*





*Furnishing and garden details*

Early morning at Barco



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TABACCAIA DI RESCHIO - 06060 LISCIANO NICCONE - PERUGIA - ITALIA  
TEL +39 075 844 362 / [info@reschio.com](mailto:info@reschio.com) / [reschio.com](http://reschio.com)