

Villa Felicità Fact Sheet

- Quiet rural location with no direct neighbors. Ideal for enjoying plenty of privacy and absolute tranquility. Distance to the sea: 3.9 km. Distance to Carovigno: 4.1 km. Distance to the airport: 16 km. Distance to the nearest emergency medical services: Ostuni Hospital (10 km), Brindisi Hospital (25 km). Ostuni is approximately 10 km away, Alberobello (49 km), and Lecce (62 km).
- All furniture designer pieces "Made in Italy." Carovigno bedroom: 1 three-piece wardrobe unit, 1 chest of drawers, and a shoe rack. Seaview bedroom: 2 two-piece wardrobe units and a shoe rack. Ostuni bedroom: 3-piece floor-to-ceiling wardrobe unit, chest of drawers, and a shoe rack. Alberobello bedroom: 2 two-piece wardrobe units and a chest of drawers. San Vito bedroom: 2-piece wardrobe unit and a chest of drawers.
- Pool dimensions: 11.97 m long, 4.48 m wide. On the left side, there's a swimming lane for active guests, and on the right, a spiaggia for relaxation. Filtration system: Vienna Pump, chlorine.
- Access via asphalt road, 200 sqm parking space shaded by trees
- The sea can be reached by bike in 12-15 minutes, without having to negotiate any steep climbs on the way back. By car in 7 minutes. Beaches: Pantanagianni, Morgiccio. It takes 30-40 minutes by bike to Torre Guaceto, 15 minutes by car. Parking is mandatory, and fees apply.
- Keyless access with security card system.
- Emergency generator with 11 kW in case of a power failure, operates lights and all pumps.
- 11 cameras on the property. Windows and French doors with German security technology, triple-glazed laminated safety glass, lockable. Alarm system: Dahua
- Wi-Fi control unit "Starlink" with Wi-Fi MESH approx. 50-100 Mbps (average) in all zones including roof.
- Windows equipped with fly screens
- Bedroom windows equipped with high-quality shutters for shading
- 6 x Hitachi air conditioners with inverter technology for cooling/heating
- Montegrappa fireplace for heating with 8 kW, firewood in front of the house (winter)
- 5 x LG Smart TVs. 55-inch TVs in the living room.
- Smoking: permitted outside, not permitted inside (beware of smoke detectors, security deposit forfeiture in case of violation!)
- Pets: no
- Weekly pool maintenance with water measurement (large pool/whirlpool) (Service DottorPool)
- AIPER pool robot with fine filter function can be used
- "Watersprint" station: Drinking water treatment at the tap in the dining room to avoid plastic bottles – no need to buy them!
- Waste separation – plastic, paper, organic waste, mixed waste, please adhere to the waste separation schedule.
- De Longhi coffee machine (fully automatic) in the dining room

- Professional Quickmill Uragano coffee machine (on request, for baristas only)
- Melitta filter for German coffee (American) & 1 pack of German Dallmair coffee
- Bialetti Caffetiera
- Two kitchens equipped with a 20-piece Roesle system for haute cuisine. Large kitchen: microwave, dishwasher, 4-burner gas stove, 2-burner induction stove. Crockery set for 12 people, glassware set for 12 people, and cutlery for 12 people.
- Vorwerk Thermomix TM 31 (Bimbi) in the large kitchen with complete system
- Bed linen is provided, towels are provided
- Portable music system with Wi-Fi Bowers&Wilkins ZEPPELIN via Bluetooth
- Music system with "Bang&Olufsen Ouverture" to operate via Bluetooth
- Washing machine LG in the room Carovigno up to 10 KG
- Whirlpool washing machine up to 10 KG and whirlpool dryer in the San Vito room
- Heated Laghetto Playa Twin mini pool on the roof, whirlpool for 4-5 people
- Outdoor showers: ground floor + roof with hot/cold water
- Pizza oven ALFA-Made in Italy with gas, heats up to 400 degrees in 20 minutes, installed in the roof relaxation zone
- Professional kneading machine in the kitchen for preparing pizza dough
- BBQ area with high-quality NINJA electric grill and smoker, installed on the roof
- Iron, ironing board, 2x kettle, clothes hangers available
- Allergy-friendly bed linen (available on request with 14 days' notice)
- 2 bicycles (on request with 14 days' notice)
- Tennis trainer "HitPartner" (German system) free of charge
- Cot, high chair on request