PRESICCE, PUGLIA

PALAZZO NAPOLI

Located at the heart of one of Salento's most photogenic towns, and within a short stroll of a great selection of restaurants, cafés and bars, Palazzo Napoli is a 16th-century aristocratic home that's been expertly conserved, gently reawakened and imaginatively refurbished. Its voluminous interiors spill out into walled gardens, where, amongst the lawns and the trees, sits a stylish pool.





PRICES, AVAILABILITY AND BOOKING →

Service

Features

Historic palazzo
Exquisite restoration
Fabulous interior space
Walled gardens and pool
Centre of town location

Nearby

Email us: info@thethinkingtraveller.com
Or call us: +44 (0)20 7377 8518 or toll free in the US or Canada 1-800-490-1107
Palazzo Napoli is exclusively available through The Thinking Traveller, you won't find it anywhere else.

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ABOUT THE VILLA

10 GUESTS 5 BEDROOMS 4 BATHROOMS

Inside: accommodation at Palazzo Napoli is spread over two floors. The main entrance leads into a welcoming entrance hall, where guests are immediately introduced to the property's architectural heritage, its generous volumes, and its soulful atmosphere. A loving conservatory restoration has, wherever possible, retained the building's original features while at the same time discreetly adding ingenious contemporary touches.

Dating back to the 16th century, Palazzo Napoli is a wonderful example of how an aristocratic home might evolve over time. Its lofty vaulted ceilings, curvaceous arches, stone-flagged floors and luxurious materials take us back hundreds of years, but the delightful Liberty-style motifs that adorn many of the rooms (and especially the bedrooms on the first floor) are redolent of early 20th-century aesthetics. The latest additions – quality fixtures and fittings, artisanal ceramics, modern bathrooms, designer lighting and technological innovations – have been inserted with great subtlety, but also add a sense of 21st-century dynamism and flair.

Via a high-reaching arch, the entrance hall sweeps all the way from the front door to the rear of the house, where an impressive open staircase rises to the first floor, and French doors open out onto a terrace and the walled gardens beyond. Furnished with sofas and easy chairs, this long, airy space is the real hub of the home, off which most of the accommodation is accessed.

Immediately on the left of the front door is a beautifully decorated little chapel, another reminder of the property's heritage, while on the right, double doors open into the main living area, a serene spot furnished with an open-sided chaise-longue and a scattering of easy chairs.

Proceeding along the entrance hall and under the arch, a door on the left opens into the first bedroom, a romantic double with a centrally positioned bed, French doors opening out onto the terrace and gardens, and an en-suite shower room featuring a beautiful, deep blue artisanal ceramic sink.

On the opposite side of the entrance hall from this bedroom, an opening allows the space to flow into a convivial dining room with a round table and access to the terrace, the living room and the kitchen. This latter is another wonderfully voluminous, minimalist space with more of those high ceilings, a central island with bespoke white tiles and integrated hobs, plenty of discreetly designed storage, and up-to-the-minute appliances. A glass door amidst a curvaceous wall of windows opens out onto the terrace.

Back in the entrance hall outside the dining room there is a guest WC hidden away under the impressive open staircase, which leads up to the first-floor landing. From here one may access the remaining bedrooms, all of which feature extremely high vaulted ceilings and ravishing Liberty-style frescoes.

First, on either side of the landing, overlooking the walled gardens is:

• a double bedroom with contemporary four-poster bed, an en-suite shower room and access to a terrace looking out over the gardens and the town
• a double bedroom with a glazed (and curtained) en-suite shower room on (and accessing) the terrace above the gardens. Double doors to one side open into another shared bathroom, of which more below.

Next comes a suite of three interconnecting rooms. The first two are directly accessed from the landing, and all have French doors opening onto ornate balconies above the street:

• a double bedroom with a large four-poster bed and double doors connecting to…
• a twin bedroom (the middle of the three rooms) with centrally positioned single beds and contemporary bedside lights suspended from the ceilings high above. In turn, this room connects to…
• a super-sized bathroom with a centrally positioned, back-to-back pair of gorgeous sinks with floral designs and gold taps, and an open shower in two of the corners.

Outside: al fresco life at Palazzo Napoli revolves around the property's mature walled gardens, which are accessed from the kitchen, the dining room, the entrance hall and the ground floor bedroom.

First is an ample area of terrace featuring geometric green-and-white tiled flooring with leaf motifs, a gracious series of arches supporting the first floor terrace, a variety of sitting areas, and a dining table for lazy al fresco lunches

and long dinners under the stars.

The terrace gives way to the gardens, which are mostly laid to lawn. Trees dot the verdant carpet, offering shade and a certain amount of seclusion, and a central path leads down to an elaborately carved baroque stone bench.

On the left of the gardens, meanwhile, is the serene pool, which boasts a solarium area and an infinity edge raised just above the ground.

The first floor terrace (also featuring geometric green-and-white tiles with leaf motifs) is accessed from two of the bedrooms. Running along the entire façade of the property and round to one side, it offers views of the property's walled gardens and the surrounding town.

CONSIDERATIONS

Due to Palazzo Napoli's privileged location in the centre of Presicce, the pool area is overlooked by neighbouring properties.

Due to the nature of the property including terraces low walls and several drops around the grounds, children must be supervised at all times.

Although this property is located within walking distance of some shops and restaurants, we strongly recommend that you hire a car.

There is no private parking at this villa, though public parking is available nearby.

PRICES, AVAILABILITY AND BOOKING →

Amenities

Accommodates (max)	10
Bedrooms	5
Double beds	4
Twin beds	1
Bathrooms	4
... of which en suite	4
Infinity pool [2]	10x8m
Walking distance to restaurant(s)	✓
Walking distance to shop(s)	✓
Daily maid service	✓
Breakfast (excl. ingredients)	✓
Barbecue	✓
Fibre Wi-Fi Internet	✓
Optional cook [1]	–
Air conditioning	✓
Heating	✓
Smart TV	✓
Bluetooth speakers	✓
Shopping delivery service	–
Hairdryer	✓
Iron	✓
Washing machine	✓

Dishwasher	✓
Safe	✓

[1] the cook can provide lunches and dinners on request and depending on availability

[2] salt water pool

✓ = yes/present

– = optional/on request

PRICES, AVAILABILITY AND BOOKING →

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THINK ABOUT

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EXPLORING THE LOCAL AREA

Palazzo Napoli sits at the heart of Presicce, one of southern Salento's many beautiful under-the-radar towns. Its centre is home to fine baroque buildings, pretty streets and piazzas, and a good choice of restaurants, cafés, bars and shops.

Other charming towns nearby include Ugento, Miggiano, Tricase and **Specchia**, all of which have markets, restaurants, some lovely architecture and a sense of the simple life.

In terms of beaches, there is an embarrassment of riches in the vicinity, including the long stretches of golden sand at Pescoluse, Riva di Ugento, and Torre San Giovanni.

The baroque jewel of **Lecce** is less than an hour's drive to the north, and is a great day out for anyone interested in Italian art and architecture of the 17th and 18th centuries. Further south, the "turn of the century" resort town of **Santa Maria di Leuca**, right on the "heel" of Italy, with its Liberty villas is also well worth a visit. Meanwhile, a short drive to the northwest, will take you to the fortified island town of **Gallipoli**, with its lovely old centre, its sea-front fish restaurants and a gently bustling atmosphere. Gallipoli's east-facing Adriatic counterpart, fascinating **Otranto**, is also within easy driving distance and well worth a visit.

PRICES, AVAILABILITY AND BOOKING →

Distances

Brindisi Airport: 115km-71miles-1hr20

Bari Airport: 236km-145miles-2hr45

Nearest shops, restaurants and other amenities: an easy stroll away in the centre of Presicce

Nearest beaches: Pescoluse and Torre Pali - 10.7km-6.6miles-15mins; Torre San Giovanni: 18km-11miles-25mins

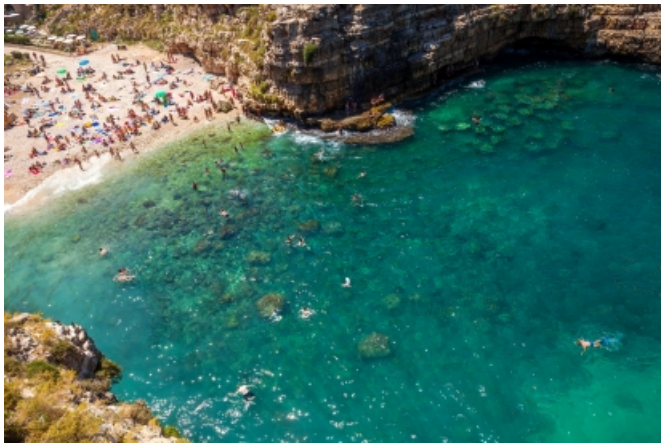
Gallipoli: 32km-20miles-30mins

Santa Maria di Leuca: 16km-10miles-20mins

Otranto: 45km-29miles-45mins

Lecce: 69km-43miles-1hr





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GALLERY









