

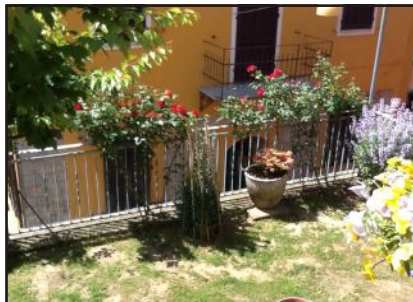
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**In the heart of Lucca, near Via Fillungo & Torre delle Ore.** Beautiful, luminous 3rd floor apartment. 220 sqm. Large entrance hall, 4 bedrooms, 2 baths, spacious kitchen from the 1500s, enormous living room, loft area with 2 rooms & laundry. Ceilings up to 4 meters high, floors in terracotta & tessieri, wood beam ceilings, wood panelled living room ceiling. € 800,000. (Ref. 1184)



**Albiano (near Barga).** Independent apartment (approx. 150sqm) with panoramic garden & terrace (50sqm). On two floors: entrance hall, living room, dining room, kitchen/dining room on ground floor. 3 bedrooms on 1st floor. Bathroom with bathtub. Oil fired central heating (boiler installed in 2014). Double glazed windows with aluminum shutters. Energy Rating: G. Bus stop @ 40mt, train station @ 5 km, post office @ 4.5 km, news agent @ 4.5 km, café/restaurant @ 50mt. Price € 165,000. Please contact Grapevine. (Ref. 1188)



**Fabbrie di Casabasciana**

House renovated into 3 separate apartments in traditional style for a total of 210sqm. With forest land, garden, above-ground pool. Ideal for bed & breakfast. Contact Grapevine. (Ref. 1200)



**Near Devil's Bridge (Borgo a Mozzano).** Country estate. Large kitchen/dining room, pantry, 2 sitting rooms, fireplace, study/office, 2 bedrooms, 2 baths downstairs. 3 bedrooms, 3 baths upstairs. Large swimming pool. English garden. 1.5 hectares for strolling through meadows & forest. Wheelchair access & large parking area. Photovoltaic & solar systems. € 695,000. By owner. Contact Grapevine for confidential transactions. (Ref. 1147)



**Townhouse for sale**

Townhouse on 3 floors, 180sqm, 10 minutes walk from Bagni di Lucca train station, with all conveniences (post, bars, shops) close nearby. Restored & in good condition. 5 rooms, 2 baths, large kitchen. €160,000 negotiable. APE G. Tel. 333 8617962. (Ref. 1221)



Country house 8 km west of Lucca in a small hamlet overlooking the valley. Restored while respecting the original style. Large rooms on 3 levels: PT living room with fireplace, spacious kitchen, bedroom, bath. P1 2 bedrooms & bath. P2 spacious loft with beautiful views in all directions. Garden & pleasant terrace for outdoor dining. €320,000. Contact Grapevine. (Ref. 1201)



In the Compitese hills near Lucca, semi-detached house from 1733. P1: dining, living, kitchen, large bath, P2: 3 bedrooms, attic. Courtyard with cantina & pizza-oven. Solar panels. Land (pool possible) nearby but not adjacent. Possibility of 2nd bathroom. €130,000. Tel. 349 7146953 (Ref. 1205)

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## ENGLISH-SPEAKING PROFESSIONAL SERVICES

**Accountants** Vannucci & Associates. Viale San Concordio 710, 55100 Lucca. Tel. +39 0583 316636, fax: +39 0583 419451, email [studio@vannucciassociati.it](mailto:studio@vannucciassociati.it) - [www.vannucciassociati.it](http://www.vannucciassociati.it) (Ref. 1103)

**Accountant and Auditor** Dott Paola Girolami (University of Pisa and Bristol U.K.). Via Delle Ville 354/A, Lucca. Tel +39 0583 471734, fax +39 0583 471751 email: [paola@studiocommercialistagirolami.it](mailto:paola@studiocommercialistagirolami.it) website: [www.studiocommercialistagirolami.it](http://www.studiocommercialistagirolami.it) English/French/Italian.

**Dental Surgeon** Dr Rogier Staal, University of Amsterdam. Amsterdam Dental Studio, Via Farnesi 25a, Lucca. Tel 0583 953633. Dutch/English French/German/Italian. email: [rogierstaal.zandvoort@gmail.com](mailto:rogierstaal.zandvoort@gmail.com)

**Dental Surgeon** Dr. Barbato & Dr. Cumbo. Via Fillungo 91, 55100 Lucca. Tel. 0583 492853.

**Dental Surgeon** Dr. Carlo G.F. Martini. Studio Odontostomatologico Martini, Via Romana 231, 55100 Lucca. Tel 0583 467975, email: [studiomartini@tin.it](mailto:studiomartini@tin.it)

**Lawyer** Daria Mariani (English spoken). Real estate, contracts, inheritance, accident, family, commercial, auctions, etc. Tel. 0583 316110, cell. 340 8672443, [dariamariani.dm@gmail.com](mailto:dariamariani.dm@gmail.com) (Ref. 1191)

**Lawyer** Alberto Del Carlo. Admitted to the Italian High Courts, Piazzale Ricasoli, 241 – 55100 Lucca. Tel. 0583 494952, fax 0583 492352. email [avv.delcarloa@tin.it](mailto:avv.delcarloa@tin.it) In the real estate field, Mr. Del Carlo is in strict connection with surveyors (*geometri*) who speak English fluently.

**Lawyer** Ilaria Cipriani (Anglo/Italian). Via Nottolini 733, 55100 Lucca. Tel. 0583 1892444, fax 0583 1770173. [avv.ilariacipriani@yahoo.it](mailto:avv.ilariacipriani@yahoo.it)

**Lawyer** Enrico Lattanzi. Viale Giacomo Puccini n°75, Lucca. Tel. (+39) 0583 584981, fax (+39) 0583 316172, cell. (+39) 347 4479061. [e.lattanzi@lattanzistudio.it](mailto:e.lattanzi@lattanzistudio.it), [www.lawfirminitaly.com](http://www.lawfirminitaly.com) (Ref. 1204)

**Landscape design & Garden maintenance.** Call Tommaso at cell. 349 284 5399 or email [landscape.lucca@gmail.com](mailto:landscape.lucca@gmail.com) [www.luccalandscape.it](http://www.luccalandscape.it) (Ref. 572)

**Removals** Local, National, European and International relocation service. Servicing the UK with regular trips every 2-3 weeks. Full professional packing & export wrapping service. Friendly, experienced, professional Kiwi service. Contact Richard at [transhipitalia@gmail.com](mailto:transhipitalia@gmail.com) or 340 8748222. (Ref. 771)

## LESSONS, TRANSLATIONS & COURSES

**Private Italian classes** Italian woman, speaks fluent English, offers individual/group lessons. Beginners, intermediate, advanced. Help with interpreting assistance with relocating. Can travel from Lucca. Anna Cell. 347 9194155 [easylucca@gmail.com](mailto:easylucca@gmail.com) (Ref. 267)

*Grapevine cannot evaluate all the advertisements and assumes no responsibility for their content.*

*Houses in Tuscany.com*

**Roy Santi**  
property agent

[roy@housesintuscany.com](mailto:roy@housesintuscany.com)

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**Spoken English** private lessons. Contact *Grapevine*. (Ref. 1186)

**Bilingual American**, experienced tutor attending Univ. of Pisa, living in Lucca, available for English, math & science tutoring/homework assistance. Tel. 324.796.7323 or email [jasonarini@gmail.com](mailto:jasonarini@gmail.com). (Ref. 1214)

**Translations** Italian to English and English to Italian by experienced mother-tongue translators. Contact *Grapevine* (Ref. 817)

## JOB SEARCH

**Martina**, bilingual student saving up to attend university, seeks employment, part-time or full, babysitter or other. 334 3105182 or [martybene99@gmail.com](mailto:martybene99@gmail.com) (Ref. 1216)

**Aurora**, bilingual graduate with Laurea in tourism, seeks employment, possibly in a restaurant or hotel. Long experience as babysitter & preschool teacher. [aurichiesa@yahoo.it](mailto:aurichiesa@yahoo.it) (Ref. 1217)

**Chef/housekeeper** seeks live-in position. Speaks Italian, Spanish, French. Contact 0033684670153/00447817495367/00383456180102. Sarah Dawson Thomson. (Ref. 1213)

## VARIOUS

**Moving Sale** Lucca Whole house contents of quality for sale including antiques, wardrobes, furniture, mirrors, paintings, etc. Please email [leverwoman82@gmail.com](mailto:leverwoman82@gmail.com) for list. (Ref 1083)

195cm x 124cm x 53cm



**Looking for English baby sitter** to play with 5 and 8 year old Italian girls in a home at Carignano, near Lucca. Phone Linda at 3200410249, or email [lucagiolinda@gmail.com](mailto:lucagiolinda@gmail.com) (Ref. 1220)

**Wanted, English speaker** to play with & read to a 4-year-old Italian child in a home at Massa Macinaia (accessible by car or bike, 15 minutes outside of town). Tel. Elisa at 3282660846, or email [mazzonie@tin.it](mailto:mazzonie@tin.it) (Ref. 1219)

**UKTV in Italy**, all UK channels from £11.99 a month. 14 day catch-up. Let us show you how! Contact *Grapevine* for referral. (Ref 1142)

**For Sale LHD**, UK registered Audi Q7 2006 ONLY 14350 genuine miles. Black, auto, satnav, all extras including electronic a/c and 7 leather seats. Has been our holiday car based in Italy since new. Children now grown up so we need a smaller car. Based in Lucca and serviced by Audi Lucca. €10,000. email: [alanbowkett@hotmail.com](mailto:alanbowkett@hotmail.com) or mobile Italy +39 3293116157 ask for Steve. (Ref. 1218)



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### Ref. 626

Cardoso, near Galliciano. Townhouse on 3 levels with garden, breathtaking views. 120sqm, 2 double bedrooms with 2 baths. Fireplace, pellet stove. APE class G. € 210,000.

### Ref. 716

In the village of Monti di Villa near Bagni di Lucca, 220sqm. 3 bedrooms, 2 baths. Property surrounded by orchard with fruit trees. APE class G. € 199,000.



Roy Santi  
property agent



### Ref. 578

Rustic home in the town of Pescaglia with garden (accessed through an iron gate) offering panoramic views of the mountains. 140sqm, 4 bedrooms, 1 bath on 3 levels. APE class G. € 150,000.

### Ref. 690

Former village school at Tiglio, near Barga, with spacious garden. Beautifully restored in 2005. 200sqm, 3 bedrooms, 2 baths. Some rooms with 6m high ceilings. Solar panels, fireplace. APE class G. € 620,000.



# PROPERTIES FOR SALE BY OWNER



**Excellent opportunity to acquire a lovely home in a select gated community in Tuscany, 5 minutes away from the walls of Lucca in beautiful, peaceful, semi-rural surroundings with wonderful views.**

15 minutes to Pisa, 25 minutes to the seaside (Forte dei Marmi, Viareggio, Pietrasanta), 25 minutes to Pisa airport, 35 minutes to Pistoia, 45 minutes to Florence. Summer swimming pool at local tennis club 5 minutes' walk.

The detached 3-storey house can be sold with or without furniture and is composed of: double gated entrance with intercom, security alarm, 3-4 bedrooms, large converted loft space, open lounge/kitchen/diner, covered patio, secluded garden, plenty of storage, garage & laundry room, 3 toilets, 2 bathrooms, 2 showers. Air-conditioning on 1st & 2nd floors, underfloor heating throughout, pellet stove. Space for 2-3 cars in front of the house and 2 car spaces in communal parking area. Satellite dish for international TV.

€350,000 negotiable. For further information please e-mail: [info@werkkit.com](mailto:info@werkkit.com) or [educu.uk@werkkit.eu](mailto:educu.uk@werkkit.eu) (Ref. 1209)

## Bagni di Lucca (Fornoli) near the train station

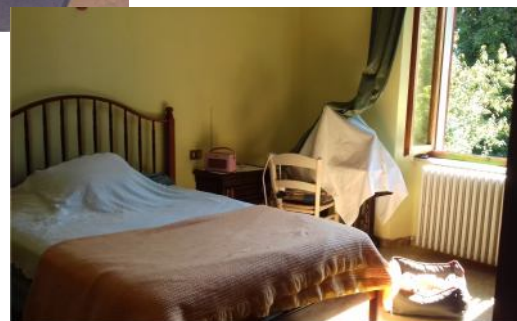


Conveniently located near the train station,

2 bedroom ground floor apartment with large kitchen, sitting/dining room, large bathroom, cantina & utility room. 120sqm.

€ 120,000  
negotiable

Contact  
**Grapevine**  
(Ref. 1219)



For more information: [editor@luccagrapevine.com](mailto:editor@luccagrapevine.com)



**SAN GINESE (CAPANNORI).** Delightful country property that can be used as a farmhouse or renovated into an elegant estate. South-facing. Currently 3 bedrooms with study + large attic (2 more rooms), bath, country kitchen, living room. Adjacent laundry/workroom with upstairs storage room & additional cantinas. Total 380 sqm. On a hill overlooking the Compitese villages & Lago di Bientina. Approx. 4000 sqm of land (grapes/olives/forest). Cl. G IPE 255,20. € 430,000. (Ref. 1165)

## Lido di Camaiore



**500m from the BEACH**  
Large home (240 sqm) with garden on 3 sides. 4 bedrooms, 3 baths. Fully equipped kitchen. Wrap-around terrace at 1st floor. Garage. Spacious attic & downstairs rooms. 580,000 euros. (Ref. 1194)





## Menu di Natale 2018

25 dicembre 2018  
Aperitivo di benvenuto

Gran Insalata di mare esotica con bacche di melograno  
Salumi tipici garfagnini e crostini ai fegatini toscani

Tortellini di prosciutto in brodo di cappone  
con e coriandoli di verdure

Lasagnetta al ragù di mare e pesto genovese

Trancio di Ricciola su salsa di ciliegini

Cappone bollito su purè di zucca  
Maialino di latte al forno a legna agli aromi toscani  
Coniglio arrosto con ripieno delle feste  
Patate arrosto

Semifreddo al croccantino con salsa al cioccolato  
Panettone e Pandoro con coppa di spumante

Vini bianchi e rossi DOC  
Selezione della casa  
Caffè e digestivi

La Cantina Di Carignano  
Via per Sant'Alessio n. 3684 – 55100 Lucca  
[www.lacantinadicarignano.com](http://www.lacantinadicarignano.com)

**Euro 45,00 a persona - Tutto Compreso**

Per informazioni Tel 0583 329970

## Menu di San Silvestro 2018

31 dicembre 2018  
Aperitivo di benvenuto

Prosecco Valdo extra dry o cocktail analcolico

Conchiglia di capesante gratinate

Barchetta di mousse di salmone affumicato

Avocado e gamberone rosso di Mazzara del Vallo

Fiore di Prosciutto di Parma con spuma di parmigiano

Vol-au Vent con salsa tartufata

Dado di quiche pancetta, formaggio e pomodori secchi

Paccheri all'astice delle feste

Ravioli di tartufo con fonduta di formaggio

Involto di branzino ripieno di julienne di verdure  
avvolto nel al lardo di colonnata, salsa agli agrumi

Filetto di vitello di latte ai porcini

Sformato di patate, zucca e zucchine verdi

Torta della foresta nera con salsa alla vaniglia

Cestini di uva portafortuna

Chardonnay Santa Margherita

Morellino di Scansano DOC La Capitana

Spumante dolce o secco - Caffè e digestivi

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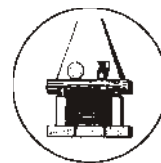
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