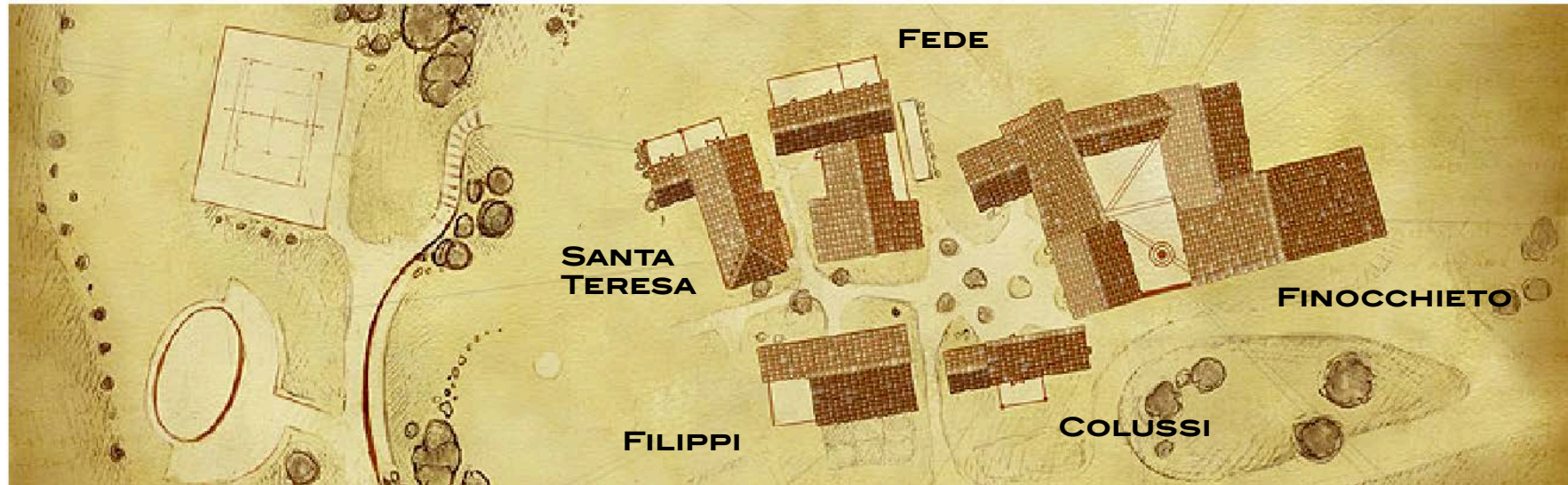

BORGO FINOCCHIETO RATES 2012



For those who desire the privacy of exclusive use of the entire property but who do not need all 22 bedrooms available, our **EXCLUSIVE PROPERTY USE*** option includes **all nine suites for up to 18 guests in the Manor House (Finocchieto)** and **total privacy** for the duration of your stay including the gardens, gym, spa, tennis and basketball court plus all of the amenities of the Manor House (*dining room and terrace, living room, conference room, bar, library, media library, tasting room, etc.*).

If guests would prefer to occupy the more family-friendly homes, arrangements can be made to create a more flexible combination of Manor House suites and one additional home at no extra charge (*for a combined total of 9 rooms*).

**Please see pages 3-4 for a comprehensive list of amenities and services included in these rates.*



BORGO FINOCCHIETO RATES 2012

Full property rental (*includes all five houses, 22 rooms, 44 guests max*):

MINIMUM 3 NIGHT STAY	ADDITIONAL DAYS	ONE WEEK STAY (7 NIGHTS)
€41,790 + 10% tax (€45, 969)	€13,930 + 10% tax (€15, 323)	€97,510 + 10% tax (€107,261)

Exclusive property use rental (*includes Manor House, 9 suites, 18 guests max*):

MINIMUM 3 NIGHT STAY	ADDITIONAL DAYS	ONE WEEK STAY (7 NIGHTS)
€19,440 + 10% tax (€21,384)	€6,480 + 10% tax (€7,128)	€45,360 + 10% tax (€49,896)

Please see below for the **cost of adding additional homes** (*above and beyond the 9 suites in the exclusive rental*):

HOUSE	# OF ROOMS	ADDITIONAL COST / NIGHT
FINOCCHIETO	9	9 suites included in exclusive rental
FEDE	5	€3,000 + 10% tax (€3,300 for all five rooms)
SANTA TERESA	4	€2,400 + 10% tax (€2,640 for all four rooms)
FILIPPI	2	€1,200 + 10% tax (€1,320 for both suites)
COLUSSI	2	€850 + 10% tax (€935 for both suites)

Check-in starts at 12pm. Check out until 10 am. Special considerations given with notice.



FEATURES & AMENITIES

INCLUDED IN YOUR STAY

Property includes:

Gardens (*Over 6 acres with dozens of aromatic and indigenous plants and trees*)
Pool (*60-foot oval with beds, chairs, tables, refreshment center, towels and inflatables*)
Tennis, basketball and bocce courts (*all equipment included*)
Spa (*Jacuzzi tub, cold splash, steam room, dry sauna*)
Gym (*17 Cybex workout machines, 2 ellipticals, treadmill, bench and free weights, exercise mats and balls*)
Underground and outdoor parking (*up to 6 vehicles indoors and 10 outdoors*)

Daily amenities included during your stay:

High speed internet, wireless connectivity (*property wide*)
Business center with fax
Intra-room calling
Personal phone number with messaging feature (*all bedrooms and suites*)
Individual a/c and radiant heat control in each bedroom and suite
Insect screens for all windows and most doors
Full bath amenities: shampoo, conditioner, body wash and body lotion (*by Angelo Caroli Spa, Milan*) plus bar soap, shower cap, nail file and cotton swabs
Bath robe, slippers, hair dryers
In-room safes
Guest book in each bedroom and suite
5 mountain and 8 titanium road bikes
Telescope for stargazing (*Konusmotor - 70mm Refractor Telescope*)

The Manor House (included in exclusive-use rentals):

Bar (*fully stocked wet bar, refreshed daily*)
Dining Room
Conference Room (*projector and screen, high quality audio and furniture*)
Tasting Room
Library (*complete with classics and relevant literature on Italy*)
Media Library (*wide screen TV with satellite service, DVD/Blue Ray*)
Living Room (*with grand piano*)
Dining Terrace (*with outdoor speakers and seating up to 44 people*)
Courtyard (*with outdoor speakers and seating*)
In-suite iPods and surround sound plug-in
Use of gaming systems (*Nintendo Wii and Playstation 3*)

Fede, Santa Teresa, Filippi and Colussi:

Terrace
Sitting Room
Kitchen (*coffee makers, toasters, dishwasher, stovetop, sink and full-size refrigerator, stove top, ovens -- Colussi has a kitchenette with gas burners only*).
iPod docking audio systems



SERVICES

AVAILABLE DURING YOUR STAY



Services included at no extra cost:

- Daily breakfast buffet
- Full staff of 19 including General Manager/Concierge
- Itinerary and travel assistance
- Wait staff and private chef on call
- Daily housekeeping and evening turndown
- Gym and spa area attendant
- Daily stocked snacks in all suites (*Finocchieto villa*) and in all villa pantries
- Mini bars stocked daily in all suites (*Finocchieto villa*) and in all villa refrigerators

Services available on request:

- Travel arrangements by car, bus, or helicopter
- Lunch and dinner prepared by private chef
- Aperitivo served on the lawn, in the courtyard or at the bar
- Laundry service
- In-room massage
- Car and scooter rentals delivered on site
- Babysitting and relief help
- Wine tastings and area winery tours
- Yoga and tennis professionals
- Helicopter and hot air balloon rides
- Horse carriage rides and horseback riding

