Immobiliare IPI
Via Fratelli Francia, 26 - 17014 Cairo Montenotte
Phone number 0195090590 Fax 019504378

House for Sale to Cartosio
Zone: Catalana



350 square meters | Bathrooms: 3 | Bedrooms: 6 | Rooms: 20

Cartosio, Erro river valley, just a few minutes from the spa town of Acqui Terme and 40 minutes from the Ligurian Sea coast, we propose a large residential building with approximately 4900 square metres of flat appurtenant land, formerly used as a riding school. The house was partly used as the headquarters of an equestrian club with bar areas, restaurant, offices, etc., but cadastrically it is reconstructed as a dwelling divided between the two floors connected by both internal and external stairs.

On the ground floor there is a large professional kitchen used for the restaurant, bar room, bathroom and other rooms. At the rear there are large cellars and storage areas that could also be used in other ways.

On the first floor there is a kitchen, two bathrooms, six bedrooms and other large usable rooms.

In total, over 350 square metres of building that give great potential to the structure for use as a restaurant, B&B, or in any case activities related to hospitality and reception.

The conditions and finishes are different from floor to floor and between the different rooms, certainly a nice interior refresh is needed, also in function of the use that one would like to make of it, while the structure and roof are in order.

The geographic location is excellent, very close to the spa town of Acqui but just over half an hour from the beaches of the Ligurian Sea and 25 minutes from the great wine areas of Asti such as Nizza Monferrato and Canelli. The location is excellent, outside the town centre but reachable in a few minutes and close to the provincial road.

Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale
Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093

Immobiliare IPI
Via Fratelli Francia, 26 - 17014 Cairo Montenotte
Phone number 0195090590 Fax 019504378

Ideal for a nice project and with an absolutely attractive price.

Certifications

Energy Label:

Property details

Reference code: 5981	**For Sale/For Rent**: Sale
Type (Apartment, villa, etc): House	**Region**: Piemonte
Province: Alessandria	**Municipality**: Cartosio
Zone: Catalana	**Price**: € 85.000
Total sqm: 350 square meters	**Bedrooms**: 6
Bathrooms: 3	**Rooms**: 20
State of conservation: To clean up	**Floor type**: On two levels
Total floors: 2	**Central heating**: Self regulating
Current condition: Empty at time of deed	**Available**: Yes
Garden: Private, 4.900 square meters	**Distance to sea**: 30 meters
Kitchen: Habitable	**Box**: Double

Features

Closet	Cellar: 40 m²	Fireplace
Telephone system	Shower	Wooden frames
Blinds	Terrain type: Flat	Additional positions: In the countryside
Acces	View	Water: Municipal
River/Stream	Sewerage: Communal	Vegetable garden
Gas: Natural gas	Roof	Light
Suitable for two families	External area	Parkingspace
Garage	Flooring	Distance to sea
Distance to ski resorts	Distance to hospital	Water bath
Terrain: 4900 m²	ideal for horses	

Nearby

Gyms	Spas	Soccerfields	Sport complexes
Tenniscourt	Cycle paths	Playgrounds	Railway station
Public transport	Kindergarden	Elementary school	Middle school
High school	Bar	Postal offices	Commercial center
Municipal offices			

Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale















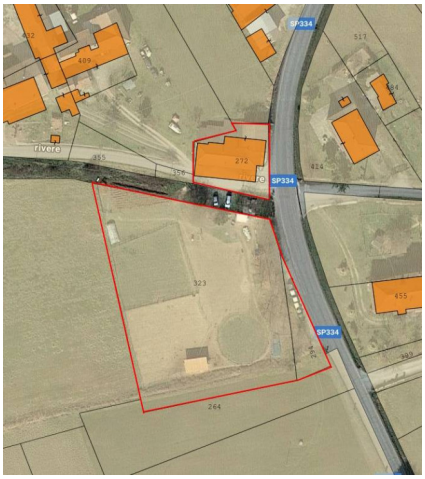


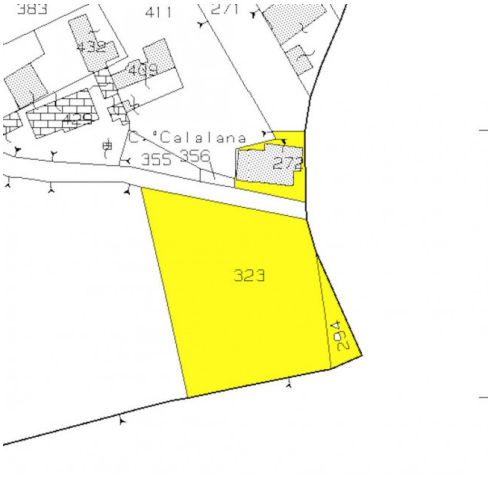
Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale

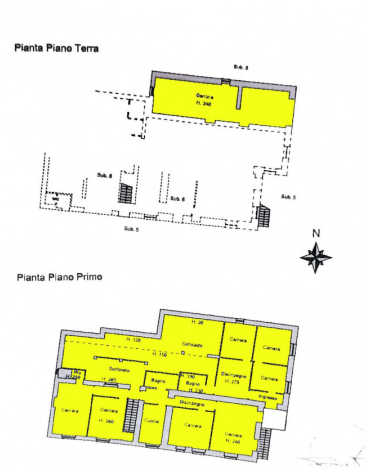
Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093

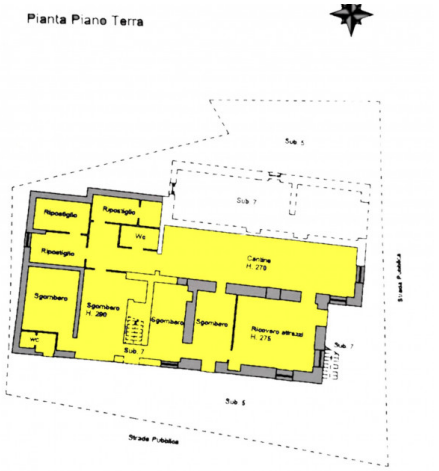
















Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale

Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093










Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale
Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093



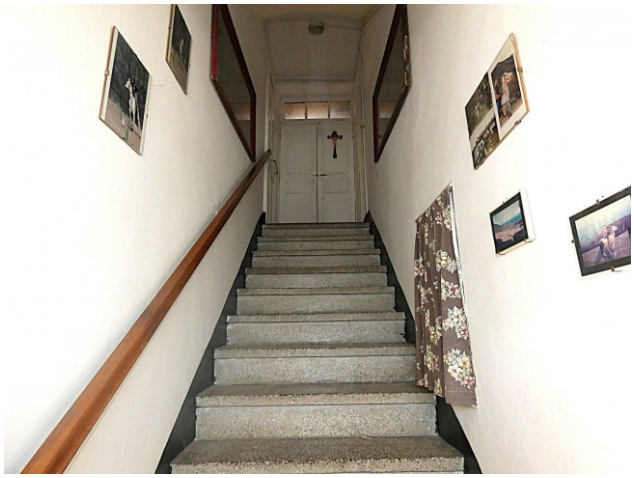














Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale

Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093







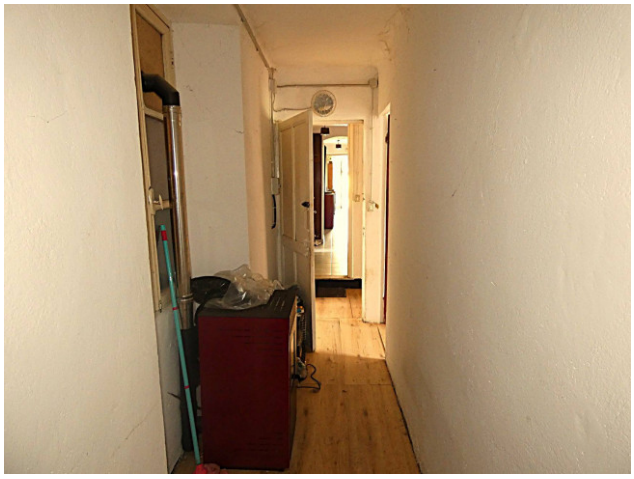



Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale
Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093










Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale
Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093










Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale

Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093










Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale
Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093







Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale
Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - https://www.immobiliareipi.it
V.A.T. 01083550093