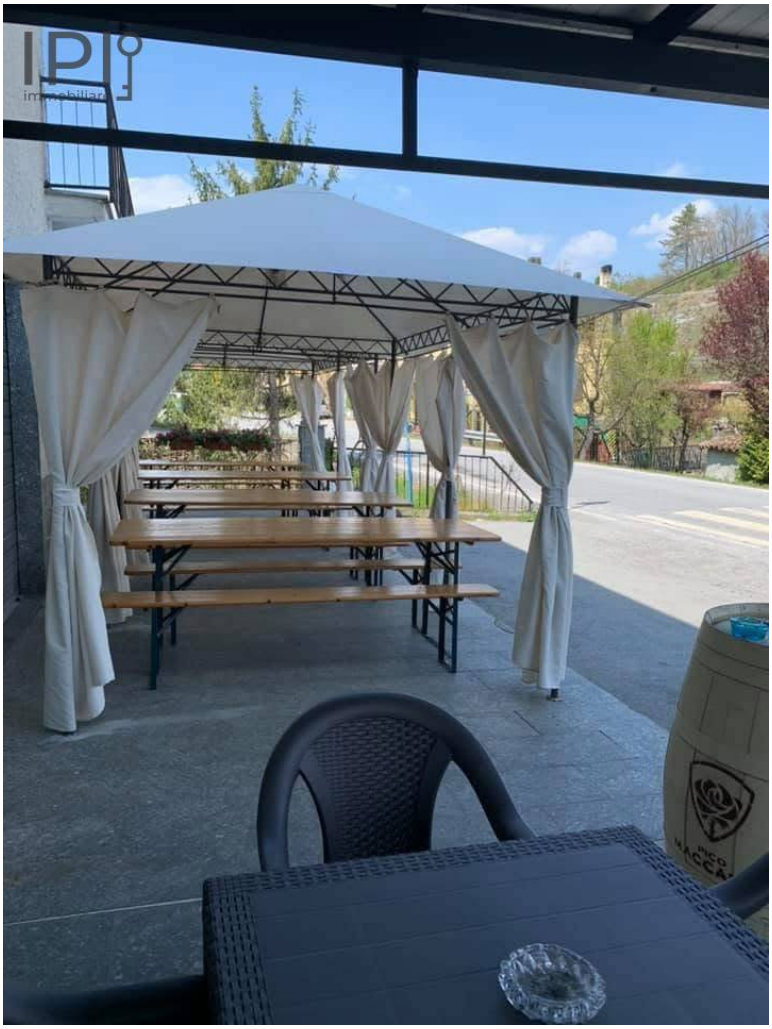
Immobiliare IPI
Via Fratelli Francia, 26 - 17014 Cairo Montenotte
Phone number 0195090590 Fax 019504378

Businesses for Sale to Piana Crixia
Zone: Pontevecchio



1.000 square meters | Bathrooms: 14 | Rooms: 25

Unique opportunity in Piana Crixia (SV): Commercial and hospitality complex (bar, restaurant, hotel) for sale, approximately 1000 sq m.
In the municipality of Piana Crixia, in a strategic and high-traffic location, we offer for sale a large and versatile commercial/accommodation facility, ideal for those looking to start or expand a full-service restaurant and hotel business.
The property enjoys excellent outdoor spaces, including a comfortable terrace, a large courtyard, and ample private parking reserved for guests.
The property is spread over four levels with
- On the ground floor the restaurant and bar area:
Reception: Well-established bar/restaurant area with guest bathroom facilities.
Dining Rooms: Impressive main hall with capacity for over 100 people (already equipped with a chimney for the possible installation of a pizza oven) equipped with a bathroom and flanked by a 30-seat restaurant room adjacent to the bar.
Professional Kitchen: Perfectly maintained kitchen equipment, including a new stove, dishwasher, slicer and stainless steel worktops

-On the First Floor (Hotel Structure):
10 fully furnished bedrooms, each with a private bathroom (including 8 bedrooms with a private balcony).
Heating system with thermostat divided into zones for efficient consumption management.

-Attic Floor Service Apartment / Staff:

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Apartment dedicated to workers or management, structured into 5 bedrooms and a closet/storage room (a kitchen can be restored).

--In the Basement (Logistics and Warehouses):
Spacious warehouse with garage, guest bathroom and laundry area.
Food laboratory complete with large freezer, 2 cold rooms (one cold room and one freezer room) and wine cellar.
Another large unfinished room with extensive development potential.

-Technical Centers and External:
External methane boiler room equipped with 2 new high-efficiency boilers.
Spacious outdoor terrace ideal for summer service.
A turnkey solution with enormous development potential, perfect for family-run businesses or investors in the Ligurian hinterland's food and tourism sector.
Private negotiation / Information and viewings by appointment.

Property details

Reference code: 6149
For Sale/For Rent: Sale
Type (Apartment, villa, etc): Businesses
Region: Liguria
Province: Savona
Municipality: Piana Crixia
Zone: Pontevecchio
Price: € 1.000
Total sqm: 1.000 square meters
Bathrooms: 14
Rooms: 25
State of conservation: Good
Covered sqm: 950 square meters
Exterior sqm: 500 square meters
Coverable sqm: 250 square meters
Number of windows: 4
Central heating: Self regulating

Features

ADSL coverage
Fastweb Coverage
Bathrooms: Up to code

Nearby

Soccerfields
Sport complexes
Cycle paths
Playgrounds
Railway station
Public transport
Bar
Postal offices
Municipal offices

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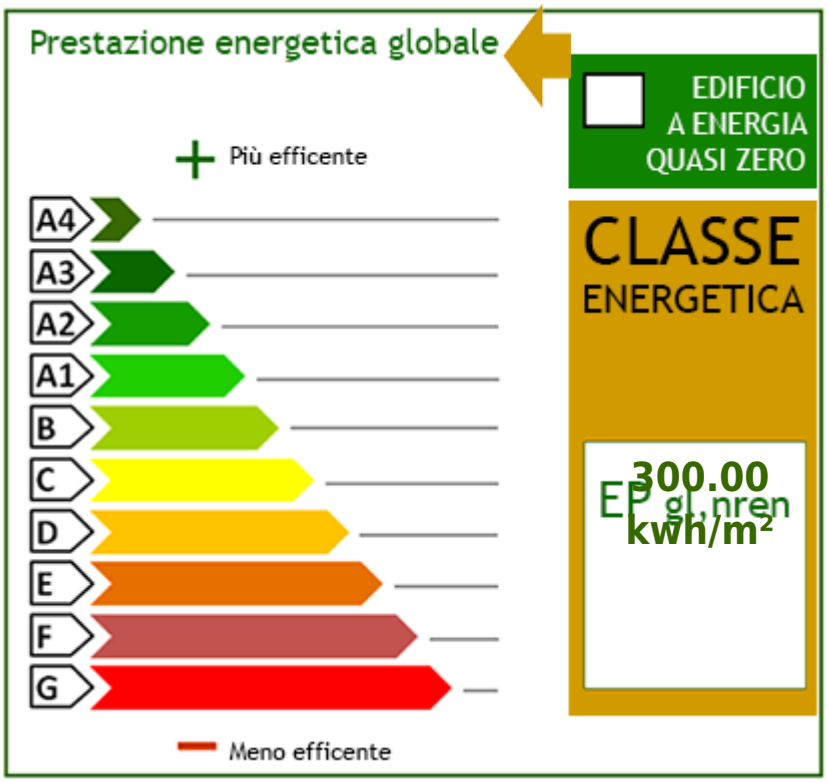

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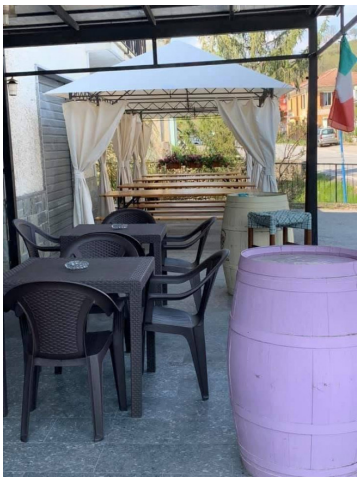









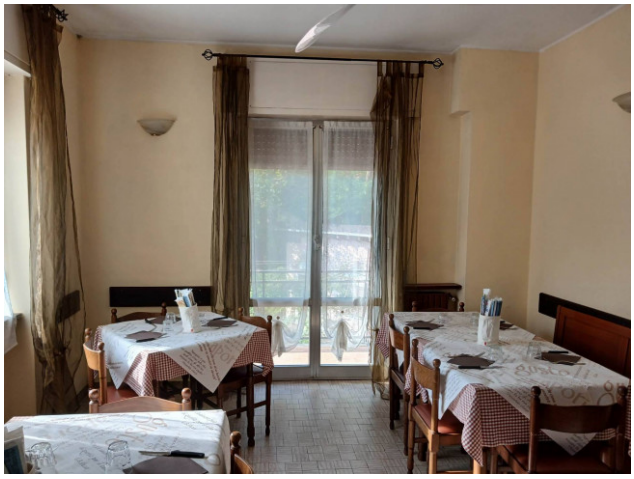





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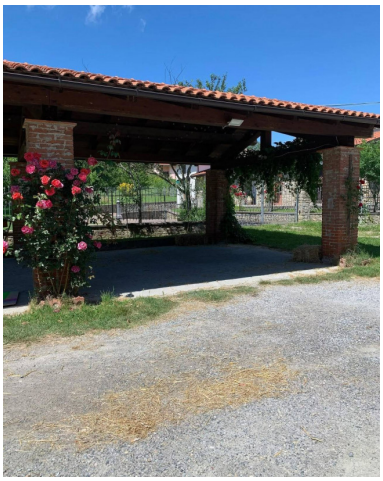

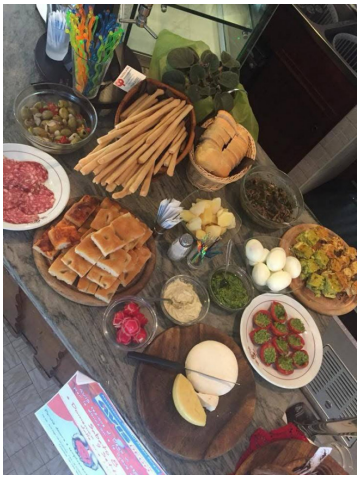

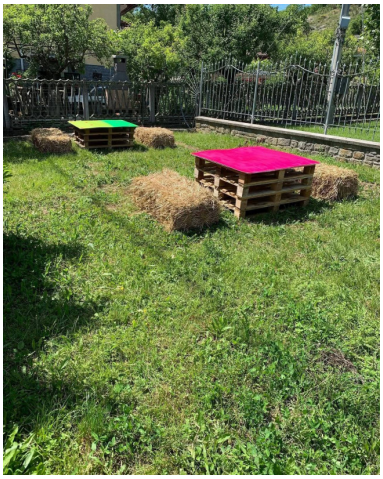





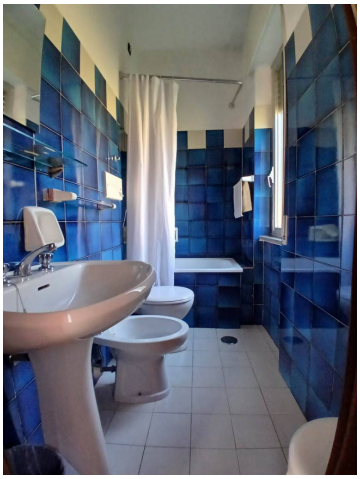



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