- Sale

Dogliani - € 1.200.000

Ref. F 8815



34.000 sq.m

"LA FORNACE DI CASTELLO" BUILDING LAND. Ancient furnace founded in 1825, currently no longer operational, with surrounding land of c.ca. 34,000 square meters of land area, in a panoramic hillside location, not far from the center of DOGLIANI.
Since the productive activity has ceased for years and the area of the Furnace, with its site and its buildings, is today located in a predominantly residential area, the current Regulatory Plan allows the transformation of the production area into an area at destination. residential and activities related to the residence.
The existing volumes on the area are equal to c.ca. 31.200 mc, of which c.ca 14.300 mc demolishable and convertible and 16.900 mc to be preserved and restructured with the admitted urban destinations, residence, commercial activities, handicraft, tourist receptive and residences for elderly,
It is a large area inserted in a context that, in addition to more traditional uses, is well suited to develop initiatives that require a lot of covered surface, from study centers and research to museum and / or accommodation activities of hotel tourist type, wine or wine gastro, rather than sanitary rehabilitation.
The accessibility to the site is excellent, bordering in fact to the west with the state highway Turin - Savona, to the east with the hillside of San Giorgio, to the south with the hill of Madonna delle Grazie and to the north with the

village of Dogliani. The area has a regular shape and is almost totally flat, shaped over time with excavations and relocations for the furnace's working requirements.

Property Informations

Zip Code: 12063

Buildable sq.m.: 11.000 sq.m











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