M A N I N I ®

Category: Prestigious property	Location: Radda in Chianti	Province: Siena
Rif: 415	Premises surface: 2400	Price: 12.300.000,00
Reference: 415	N° bagni: 30	N° Camere: 30

Prestigious real estate property in Chianti consisting of: castle, country houses, cellar and winery In the green hills of Chianti stands this wonderful real estate property, rich in history and prestige. The fulcrum of the property lies on the Castle, of medieval origin, which is spread over 3 levels with a surface area of approximately 1300 m2.At the corners of the castle there are two watchtowers, which are now residential buildings. Access is possible thanks to a bridge that originally crossed the moat to protect the walls. The building needs to be entirely renovated.Then there is a farmhouse of approximately 250 m2, renovated in the 90s to be used as an accommodation facility.For this activity, 8 bedrooms, a kitchen and a breakfast room were built. For the purposes of its use, this building would require further restoration work. There is a country house inside the vineyard, a beautiful farmhouse completely in need of renovation. It has a total surface area of approximately 500 m2. Finally, there is the wine cellar of the winery, also arranged on 3 levels, of which:on the ground floor there are the offices and the wine sales area;fermentation and bottling take place on the first floor below the streetaging takes place on the second floor below the street. The company has a total of 28.64 hectares of specialized vineyards, as well as 7.71 hectares of replanting authorizations (to be replanted by the end of 2025).On the remaining surfaces there are approximately 6 hectares of olive groves, 7 hectares of arable land and approximately 60 hectares of forest.The Farm has an approved project for the construction of a shed for agricultural machinery and tools which can be built.

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Fabbricato "B"

2

1

Fabbricato "A"

2

2

Piano Primo

4