



**Prestige Immobili**

AGENCY — BOLOGNA

ALTO RENO TERME — EMILIA-ROMAGNA

Castle of 1200 in  
excellent condition  
for sale in the  
area of Bologna

€ 1.000.000

PRICE

470 m<sup>2</sup>

SQUARE METRES

5

ROOMS





## DESCRIPTION


# Castle of 1200 in excellent condition for sale in the area of Bologna


In a picturesque mountain area, surrounded by lush forests and imposing peaks, lies this beautiful castle for sale in Alto Reno Terme, in the territory of Granaglione. Built in the distant 1200s, the castle is now in impeccable condition and is immediately available for deed, ready to welcome its new owners. Spread over several levels, it offers a total area of 470 square meters, characterized by spacious and welcoming rooms. Inside there are 10 rooms, including elegant lounges, dining rooms, studies and bedrooms, each with its own unique character and charm. The sleeping area includes six bedrooms, perfect for accommodating a large family or for transforming the property into a refined accommodation facility. From the high ceilings to the dramatic stone staircase, every detail contributes to a charming atmosphere full of history. The property is spread over three floors connected by an internal staircase. On the ground floor there is a large garage with windows, a covered woodshed, a room with natural light, a basement

cellar and a vast fenced garden of about 4.000-5.000 sq. m., where there is already a raw pool, perfect for building a small pool. The second floor houses a spacious entrance hall, a large living room, a room with a fireplace, a bathroom/utility laundry, an eat-in kitchen perfect for preparing lunches to be served in the adjacent dining room, as well as a solar slab and a balcony. On the second floor is the sleeping area, with six bedrooms and two bathrooms. But the real jewel of this property is the wonderful garden that wraps around the castle, giving a breathtaking panoramic view of the mountains. An ideal space to relax and immerse oneself in the quietness of nature, the garden is accompanied by a large parking area and an ancient watchtower, which adds further charm to this extraordinary dwelling. In summary, this enchanting castle for sale in Alto Reno Terme is the ideal choice for those who dream of a prestigious residence in a fairy-tale setting, where history, nature and charm meet in perfect balance.

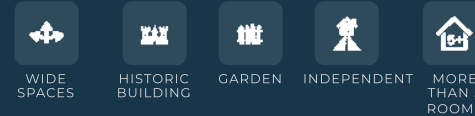
 **470 m<sup>2</sup>**  
AREA

 **5**  
ROOMS

 **3**  
BATHROOMS

 **€ 1.000.000**  
PRICE

## FEATURES



Prestige Immobili

## CONTACTS

### Book a visit

Contact us for more information or to schedule a viewing.

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