

Bollengo - Piemonte

# Majestic castle to be rewritten on the Via Francigena

Property ID: IT262943168



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**PURCHASE PRICE: 1.350.000 EUR • LIVING SPACE: ca. 12.388 m<sup>2</sup> • ROOMS: 20 • LAND AREA: 16.000 m<sup>2</sup>**

**Property ID: IT262943168 - 10012 Bollengo - Piemonte**

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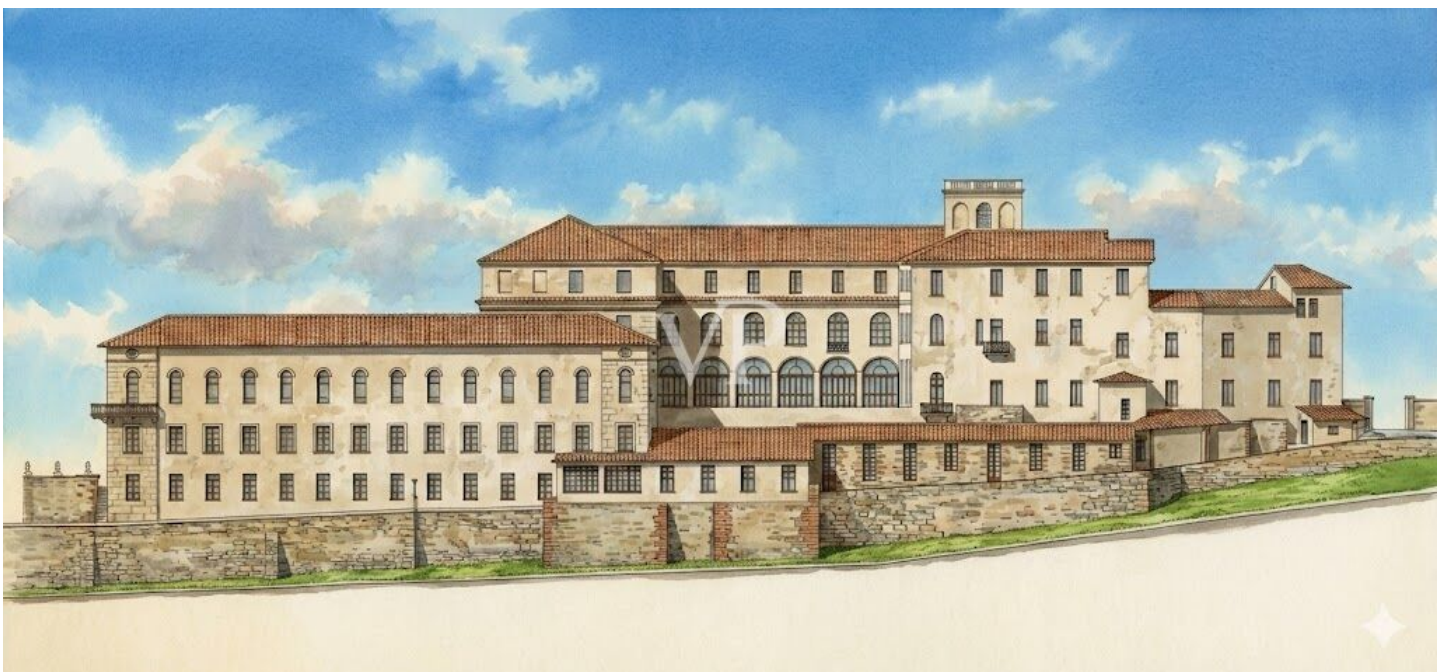
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## At a glance

Property ID	IT262943168	Purchase Price	1.350.000 EUR
Living Space	ca. 12.388 m <sup>2</sup>	House	Castle
Rooms	20	Commission	Subject to commission
Bathrooms	20	Total Space	ca. 16.000 m <sup>2</sup>
Year of construction	1250	Condition of property	Needs renovation

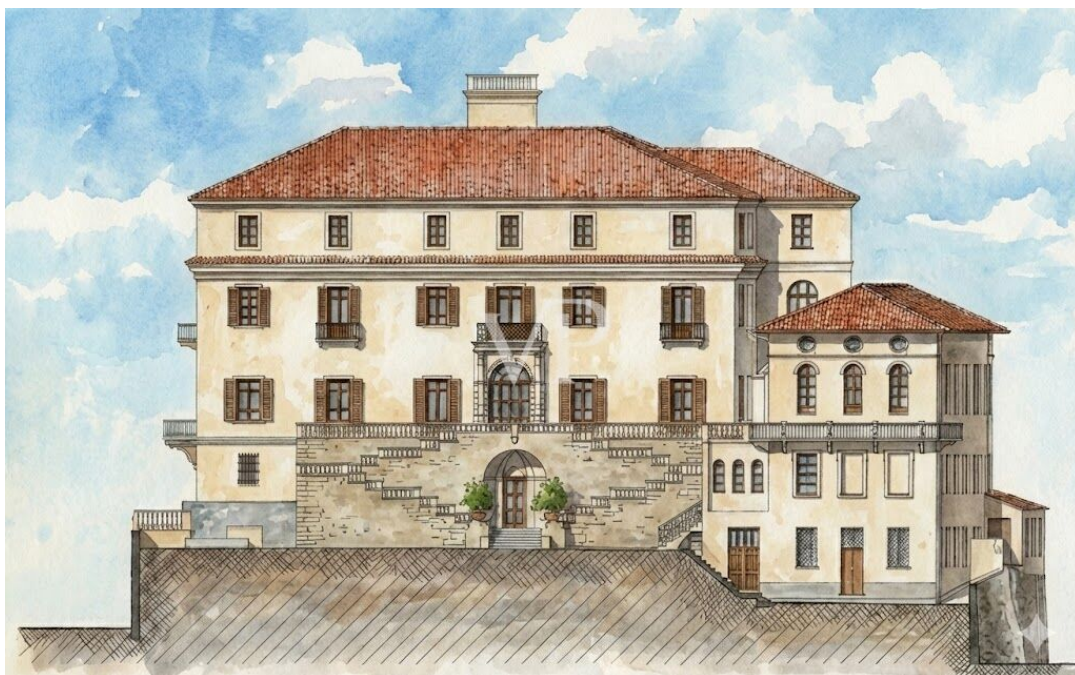
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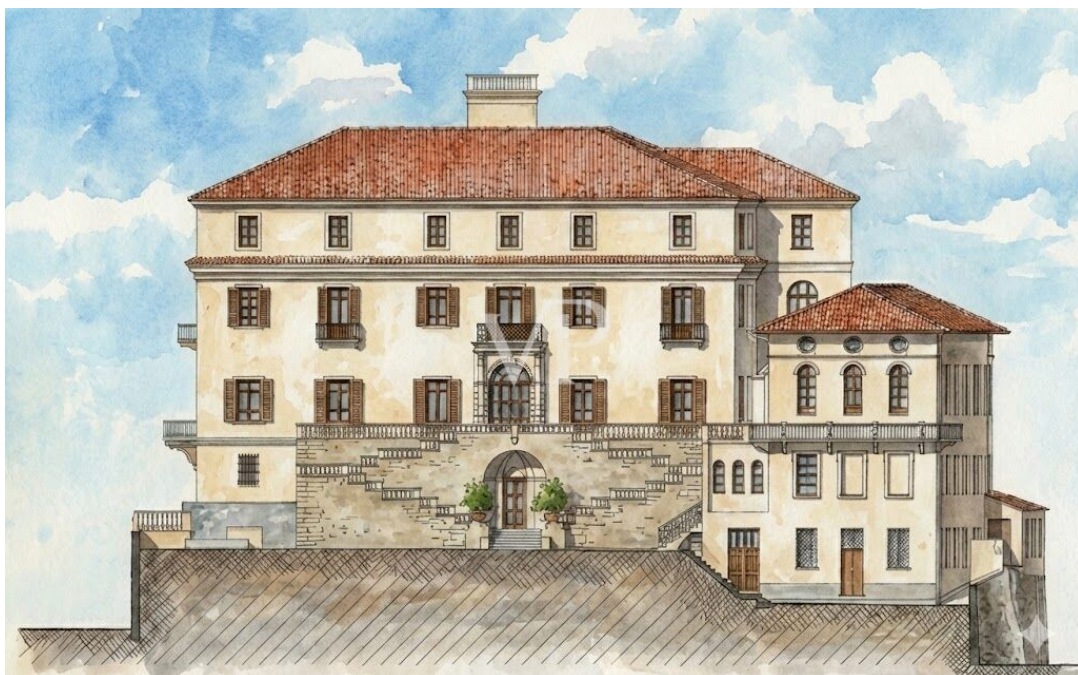
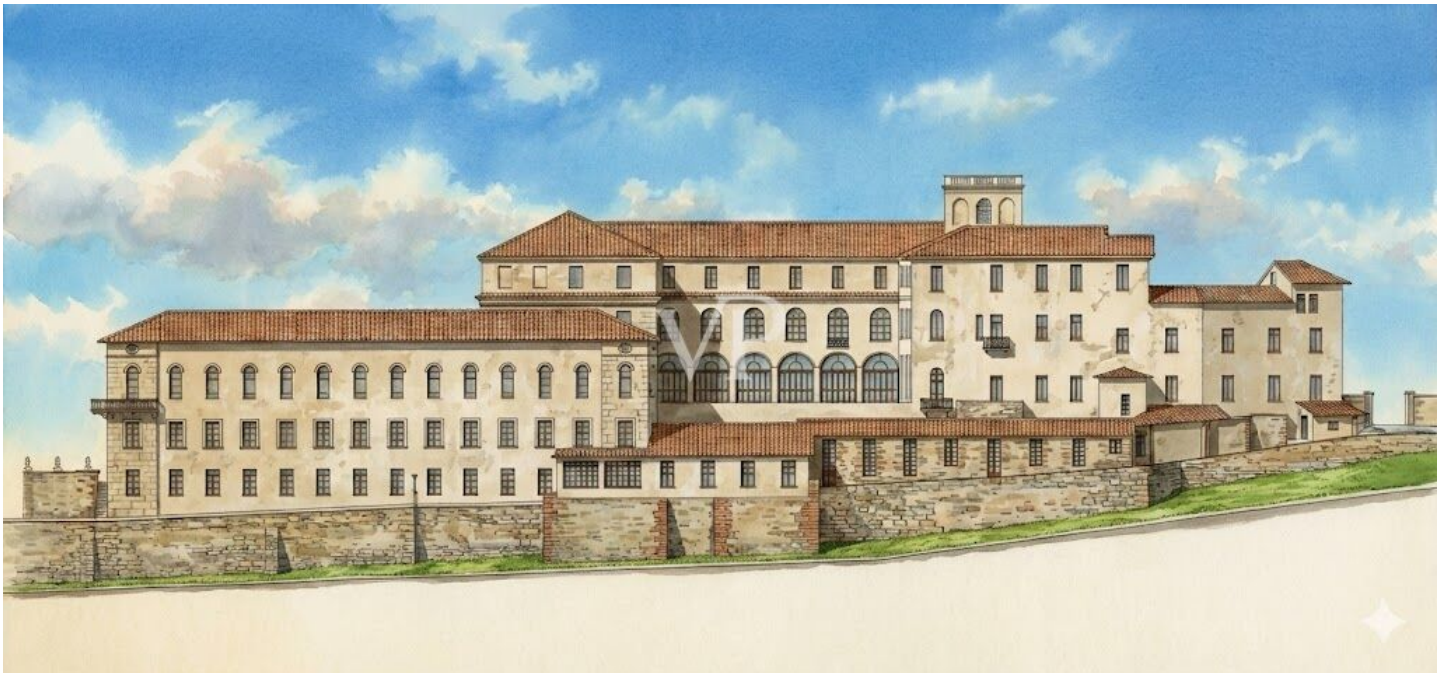


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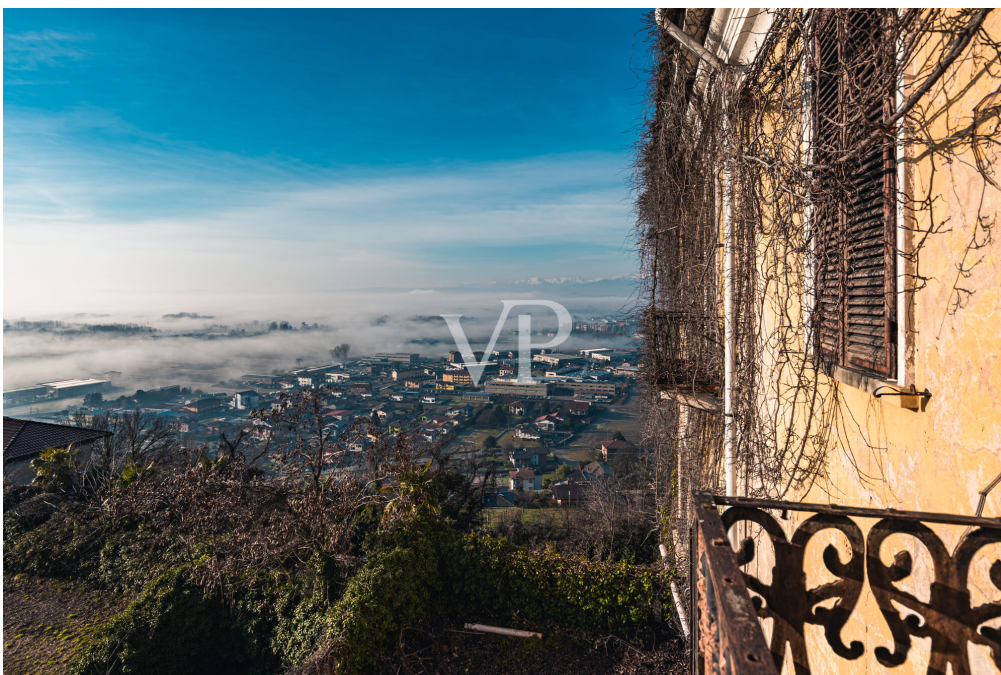
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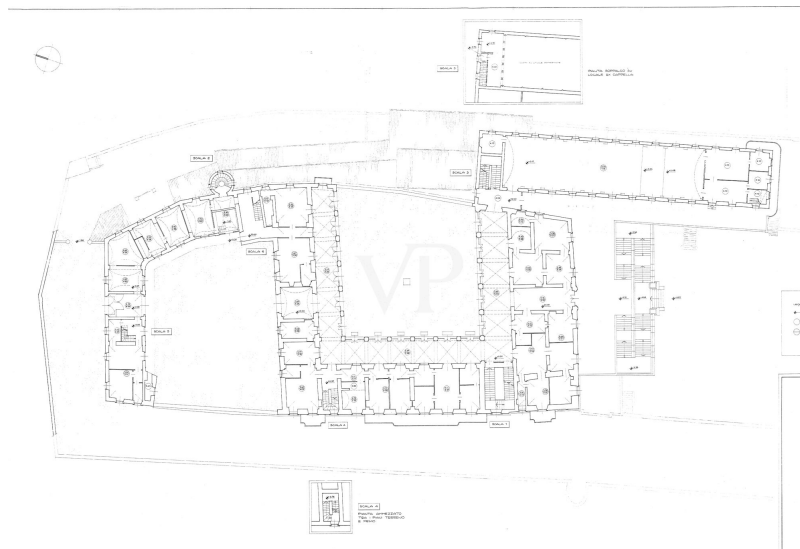
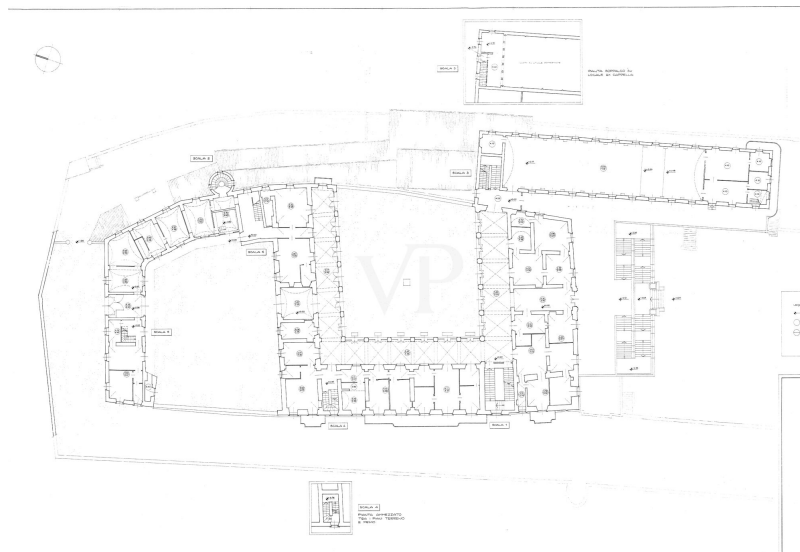
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## Floor plans



This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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## **A first impression**

Imagine owning not only a piece of history, but a once-in-a-lifetime opportunity to shape the future. Located in the heart of Bollengo, along the historic Via Francigena, this 12,388-square-meter castle represents one of the last, true "blank canvases" of the fine real estate market.

Completely in need of renovation, this property offers a luxury that no turnkey castle can guarantee: the absence of compromise. While elsewhere one must adapt to dated restorations or the tastes of others, here the buyer has the privilege of creating a product that is difficult to replicate by competitors. Whether it's integrating state-of-the-art invisible home automation or designing a bespoke hypogeal spa, every square meter will respond exactly to your business plan or personal desire.

The facility lends itself beautifully to two vocations:

**High-level hotellerie:** The spaces allow the development of more than 70 rooms, ideal for intercepting the cultured tourism of the Via Francigena or creating an exclusive resort.

**Private Residence of Representation:** An unparalleled residence, where medieval history meets modern comfort.

Despite its old-time atmosphere, the castle is already reached by fiber optics and enjoys an enviable strategic location: just over an hour from the hustle and bustle of Milan and Malpensa International Airport.

**This is not just a restoration. It is an opportunity to sign a masterpiece.**

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## Contact partner

**For further information, please contact your contact person:**

**Christian Weissensteiner**

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*To the Disclaimer of von Poll Immobilien GmbH*

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