Coldwell Banker House & Prestige
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Estate for Sell in Dolceacqua

VIA ROMA, Imperia, 18035 (IM)

1.750.000€



Contact info



Coldwell Banker House & Prestige

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Description

AGRITOURISM PROPERTY WITH 6 GUEST ROOMS, SWIMMING POOL AND LAND IN DOLCEACQUA

Located in Dolceacqua, one of the most charming villages in the Ligurian hinterland, just a few kilometres from the French border and the French Riviera, we offer for sale an entire hospitality property set within approximately **3,000 sqm of land**.

An ideal opportunity for those looking to invest in the hospitality sector while enjoying the possibility of living within the property itself.

The ground floor is entirely dedicated to the hospitality business and features a **restaurant dining room** together with **6 guest bedrooms**, each with its own private bathroom. The outdoor areas include a pleasant **landscaped garden**, perfect for serving breakfast, dining and relaxing outdoors, as well as a **tennis court**.

The upper floor accommodates the spacious **private owner's residence**, comprising a double living room, kitchenette, 3 bedrooms and 2 bathrooms. An internal staircase leads to the top floor, where there is a fourth bedroom with private bathroom and direct access to a large **panoramic terrace**.

The residential area also benefits from its own **private garden with swimming pool**, clearly separated from the guest areas to ensure privacy and independence.

The property is completed by a large **storage area on the lower ground floor**, providing valuable space for the operational and service requirements of the business.

A versatile property offering excellent potential for anyone wishing to establish or expand a tourism and hospitality business in one of the most distinctive locations of western Liguria. Its strategic position close to France, the French Riviera and the Ligurian coast makes it particularly attractive to both the Italian and international markets.

Details

Property ID: CBI198-3067-41	Surface: 600.00 m²
Rooms: 13	Bathrooms: 9
Energy Class: G	Bedrooms: 10

Property Features

- Current condition: Free upon deed
- Surface: 600.00 m²
- Rooms: 13
- Bedrooms: 10
- Bathrooms: 9
- Parking space: Covered
- Garden: Private,
- Swimming pool: Yes
- Terrace: Present

Nearby

- Tennis Courts

Images













































































Aperto - Ouvert



















