

FOR SALE

B & B - ca. 530 m²
Celle

Expose

Web

+39 0473 270808

meran@seeber-immobilien.com

Seeber Immobilien Sandplatz / Piazza della Rena 9/C Meran - Burggrafenamt



1.250.000 € | **about 530 m²** | **BR01358**

retail price

Commercial area

Objectnr.

energy class

G (≥ 160 kWh)

Realtor commission

3 % + VAT

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The construction of the building where the B&B Restaurant stands today dates back to 1521. For a long period it was the seat of a convent of the Poor Clares; the adjacent rooms used as places for religious and liturgical cults, as evidenced by the Bernini IHS trigrams, visible above the architraves, stylized with a cross in H: the nomen sacrum which, since the Middle Ages, has

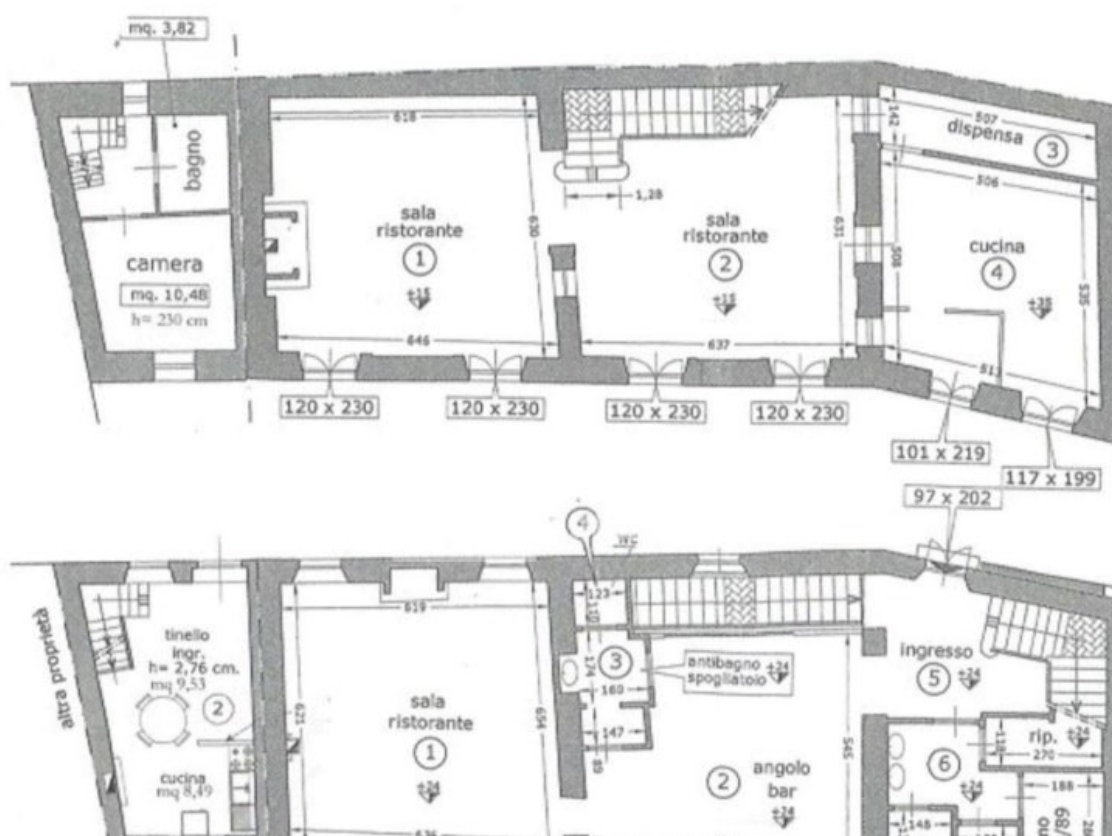
a vast use in the figurative art of the Catholic Church as the Christogram.

The small medieval village of Celle is today known for having given birth to the Puccini family, historical musicians active in Lucca. The B&B Restaurant offers the pleasure of gourmet and Italian cuisine. At the key points of their cuisine, it combines the wonderful mild climate of Tuscany, which allows us to range over a wide selection of herbs and herbs, to make their dishes tasty and giving them that particular touch needed for them.

Lunches and dinners can be enjoyed on the panoramic terrace open on a natural landscape surrounded by greenery, or in the internal "cave".

On both spaces, silence and tranquility reigns: essential elements for those who want to spend a few hours in complete relaxation. Eventually expanding it, still in the company of an atavistic silence nowadays forgotten, staying in their rooms above the dining rooms.

The property is located in Celle dei Puccini, a small village in the municipality of Pescaglia, 20 km from Lucca. It can be sold with or without a license, the house was totally renovated in 2005 and has had several conservation interventions over the years. In the last 3 windows have been redone finstral doors, gas boiler north-east side, cellar, for this we must redo the APE. The type of heating is a LPG boiler, wood-burning fireplace that also heats the basement and the entrance floor. Wood burning fireplace in the Lounge. In the apartment there is also a Pellet Stove. The surface is 500 square meters, the terraces on the 120 square meters the garden on the 4000 meters part cultivated with fruit and 40 olive trees some centuries old.



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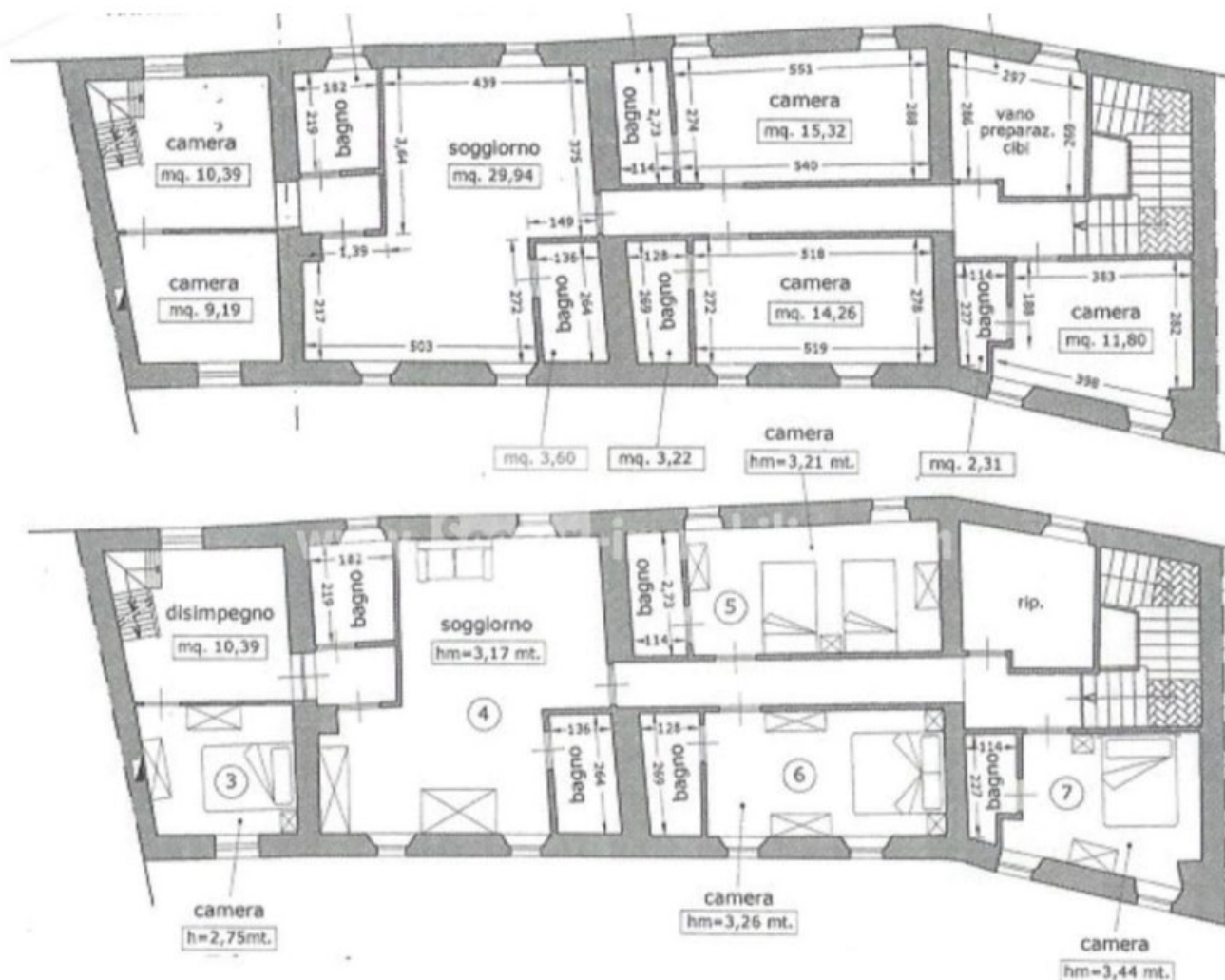
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BOZEN-BOLZANO

MERAN-MERANO

BRUNECK-BRUNICO

INNSBRUCK

BUDAPEST

PRAG-PRAGA

MOSKAU-MOSCA

PETERSBURG-S. PIETROBURGO

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Location

