



Ancient Hamlet with wineries and pools - Greve in Chianti, Tuscany



Information de l'agent

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|-------------------|--|
| Nom: | ArKadia |
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| Téléphone: | |
| Langues: | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

Détails de l'annonce

Propriété à: Vendre

Location

Pays: Italie
État/Région/Province: Toscane
Ville: Greve in Chianti
Indicatif régional: 50022
Soumis: 22/04/2026

Description:

Prestigious 136 hectares historical estate with villa, chapel, holiday homes, 2 pools, vineyards, winery, olive grove, for sale in Greve in Chianti. Deep within the rolling contours of the Tuscan landscape, lies an estate of singular prestige and historical resonance. Positioned near the storied Verrazzano Castle in the heart of Greve in Chianti, this ancient hamlet offers a unique synthesis of aristocratic heritage and a flourishing viticultural enterprise. Spanning an expansive 136 hectares (336 acres), the estate is anchored by a noble style 19th-century main villa, that commands views over a landscape unchanged in its essential beauty for centuries. This principal residence, spanning generous proportions with six air-conditioned double bedrooms, serves as both a sanctuary for private living and a sophisticated venue for high-end hospitality. Its interiors transition seamlessly from a farmhouse kitchen warmed by an original fireplace to elegant lounges that open onto manicured gardens and a private swimming pool, offering an atmosphere of refined rural repose for up to 12 guests. The hamlet's architecture radiates outward from this central manor to encompass a collection of traditional stone buildings, currently configured into 6 apartments. These dwellings, serviced by their own dedicated swimming pool, provide an additional capacity for 21 guests, making the estate a premier destination for agritourism. The spiritual heart of the hamlet is also found in its private chapel. Totalling some 2,685 square metres (28,900 sq ft) of surface area, the built environment is a masterclass in Tuscan vernacular, featuring 1,800 square metres dedicated to living and hospitality, while the remaining 885 square metres comprise the engine room of the estate: a professional winery, tasting rooms, and various agricultural annexes. The agricultural prowess of the estate is formidable. Of the vast acreage, 19.7 hectares are under vine, with 17 hectares dedicated to the prestigious Chianti Classico DOCG and 2.7 hectares to IGT Toscana. The winery facility includes a



recently constructed 400-square-metre cellar, where production boasts an impressive portfolio ranging from robust reds and IGT Rosso to delicate Rosé, Bianco, and the traditional Vinsanto. Complementing the viticulture is a 20-hectare olive grove, where 4,000 trees—Moraiolo, Leccino, and Frantoio—yield an annual 5,000 litres of IGP and DOP oil. Beyond the cultivated land, the estate dissolves into forest, pasture, and arable fields, ensuring total privacy and an unbroken connection to nature. While the primary residential structures are in excellent condition, several outbuildings offer the tantalising opportunity for further restoration, allowing a future custodian to leave their own mark on this quintessential Chianti stronghold, located a mere 38 kilometres south of Florence.

PROPERTY Ref: FIR2143

Location: Greve in Chianti, Province: Florence, Region: Tuscany

Type: 136-hectares/336-acres winery estate paired with a 2685 sq m/28,900 sq ft ancient hamlet consisting of 1800 sq m/19,375 sq ft surfaces dedicate to living and hospitality featuring a 19th-century main villa with 6 air-conditioned double bedrooms and a swimming pool, a private chapel, 6 holiday homes/apartments 2680 sq m/24756 sq ft serviced by a separate swimming pool, along with 885 sq m/9,526 sq ft of agriculture annexes including a winery facility with tasting rooms, and several deposit/warehouses

Land: 136 hectares/336 acres including 19,7 ha/48 acres of vineyard (17 ha/42 acres Chianti Classico DOCG; 2,7 ha/6,6 acres IGT Toscana), 20 ha/49 acres of olive groves with 4000 trees (varieties: moraiolo, leccino and frantoio) producing 5000 litres of IGP and DOP yearly, forest, pasture and arable land

Swimming pool: total 2 pools: a main pool and a second pool in front of the main villa

Utilities:

Fixed telephone network: available

Internet/Wi-Fi: available

Heating: LPG

Water: mains water network and well

Electricity: connected

Air conditioning

Distance to services: 4 km/2.5 miles

Distance to main airports: Florence 38 km/24 miles, Pisa 129 km/80 miles

Gravel Road: 1.4 km/0.9 miles

Annexes:

1) 365 sq m/3 928 sq ft new building on two levels with tasting rooms, cellar and storage, in good condition;

2) 110 sq m/1184 sq ft events building with greenhouse and courtyard;

3) 80 sq m/861 sq ft agricultural outbuilding, to be restored;

4) 100 sq m/1076 sq ft annex with courtyard, to be restored

Année: 1800

Commun

Pied carré fini: 1800 m²



Dimesions du lot: 1360000 m²

Building details

Nombre de pieds carrés: 2

Lease terms

Date Available:

Information additionnelle

Lien URL du site web: http://www.arkadia.com/SIFI-T1868/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 41821

