



35-hectare estate with 3 houses and vineyards | Redondo, Évora



Informazioni sull'Agente

Nome:	Vanda Valverde
Nome della ditta:	ComprarCasa Évora
Nazione:	Portugal
Experience since:	2004
Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telefono:	+351 (266) 742-342
Languages:	English, Portuguese
Sito web:	https://www.comprarcas.a.pt/evora

Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 5,777,651.18

Posizione

Nazione:	Portugal
Stato / Regione / Provincia:	Évora
Città:	Redondo
Indirizzo:	Redondo
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Descrizione:

HERDADE DAS CASTAS NOBRES IN REDONDO, ÉVORA

A landmark property with over 35 hectares, productive vineyards and legalised agrotourism units

The Castas Nobres Estate, located just 1.5 km from the village of Redondo, is a unique property in the Alentejo, combining high-yield farming, fully legalised agrotourism and a group of buildings with enormous potential for appreciation. With an area of over 35 hectares, this estate offers exceptional conditions for those looking to invest in a solid, complete and strategically located asset.

LEGALISED AGROTOURISM HIGH PROFITABILITY

- The estate includes two renovated houses licensed for agrotourism, currently in operation and with excellent results.
- Total capacity: up to 12 guests
- Average guest rating on platforms: 9.8 10
- Recurring demand, with repeated annual bookings
- Extremely attractive profit margins



There is also 0.5 ha available for expansion, allowing for the development of new accommodation or distinctive infrastructure, further enhancing the property's tourism potential.

AGRICULTURAL EXPLOITATION HIGH-YIELD VINEYARD

- The estate has one of the most productive vineyards in the region, currently treated with technical expertise, rigour and modernised irrigation and fertilisation systems.
- Recent production exceeding 450,000 kg of grapes year
- Average of over 16,000 kg ha, well above the regional average
- Grape varieties planted: Aragonês (14 ha), Alicante Bouschet (13 ha) and Castelão (5 ha)
- Irrigation provided by 6 artesian wells, a reservoir and a large capacity pond
- Fully operational agricultural infrastructure

These characteristics give the vineyard remarkable performance in terms of quantity and quality, ideal for continued exploitation or for future integration into your own wine project.

EXISTING BUILDINGS

- The property also includes a stately home with distinctive architectural features and significant interior areas, comprising:
 - Chapel with unique decorative elements
 - Four suites, one with a jacuzzi
 - Large indoor swimming pool with jacuzzi
 - Solar panels
- Lake surrounded by approximately 3,000 m² of gardens
- Garage for approximately 6 vehicles

To support agricultural activity and events, the estate also has:

- Two pavilions (one agricultural and the other prepared for events or a future wine cellar)
- All buildings are duly licensed

LOCATION AND ACCESS

- Herdade das Castas Nobres enjoys a privileged location, combining tranquillity, privacy and accessibility:
 - 15 minutes from Évora
 - 1h30 from Lisbon
 - 30 minutes from Badajoz Spain
 - Direct access to the EN254
 - Close to supermarkets, services, restaurants and public facilities

A COMPLETE, RARE PROPERTY WITH HIGH POTENTIAL

Combining highly productive vineyards, legalised agrotourism and buildings with great added value, this property is a safe investment with exceptional future prospects. The size of the estate, the condition of the infrastructure and the strategic location make it a unique opportunity in the Alentejo.

Contact us for more information or to schedule your visit to Herdade das Castas Nobres. - REF:



318/Q/03739

Nuovo: No

Comune

Camere da letto: 10

Bagni: 6

Finito piedi quadrati: 1085 mq

Dimensione del lotto: 356250 mq

Lease terms

Date Available:

Contact information

IMLIX ID: 318/Q/03739

