



Hospitality Complex with Pool - Castellina in Chianti



Agent Info

Name: ArKadia
Company Name:
Country: United Kingdom
Phone:
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
Price: USD 457,278.36

Location

Country: Italy
State/Region/Province: Tuscany
City: Castellina in Chianti
ZIP code: 53011
Posted: Jul 02, 2026

Description:

A 1200 sq m/12917 sq ft property with a restaurant and a one-hectare private park, ideal as an investment, for sale in Castellina in Chianti.

This exclusive commercial property is located in the heart of the Chianti Classico region, a short distance from the village of Castellina in Chianti. Access to the property is via a short stretch of gravel road, ensuring maximum privacy and seamless integration into the rural Tuscan landscape. The main building, originally constructed in 1990 and renovated in 2002, is in good condition. With a total area of 1200 sq m/12917 sq ft, the complex is designed for a high-end hospitality business. The interior spaces are laid out to ensure excellent flow between service areas and guest-facing areas: the layout includes a large restaurant with spacious, well-lit dining rooms, a bar area ideal for guests to relax, fully equipped restrooms, and auxiliary rooms designed to optimize business operations. Outside, the property is surrounded by 1 hectare of private land. The centerpiece is the 10x20 swimming pool, seamlessly integrated into the well-maintained greenery of the spacious garden. The outdoor amenities are complemented by a convenient parking area with over 16 parking spaces, offering maximum convenience to the facility's guests.

Connected to the main municipal utilities, including the water supply and sewage systems, the property has an energy efficiency rating of C.

This stunning estate represents the perfect opportunity for those looking to invest in an established hospitality business with great potential, in one of the world's most iconic and visited areas.

PROPERTY Ref: CNT3619



Location: Municipality: Castellina in Chianti, Province: Siena, Region: Tuscany
Type: 1200 sq m/12917 sq ft hospitality complex with restaurant, bar area, changing rooms and swimming pool
Year of construction: 1990
Year of restoration: 2002
Conditions: good
Land: 1 hectare/2.47 acres of private land also suited for camper parking

Swimming pool: private 10x20 swimming pool with a sloping seabed, terracotta paving, corner Roman steps, steel ladders and sunbathing areas with parasols
Parking: 16 parking spaces (potentially more)

Utilities:

Fixed telephone network: available
Internet: ADSL
Heating: none
Water: mains city supply
Electricity: available
Water waste: mains city connection

Distance from services: 4km/2.48 miles
Distance from main airports: Florence 59km/36.7 miles
Gravel road: 1km/0.62 miles

Layout:

Annexes: swimming pool, restaurant, bar area, changing rooms, land
Built: 1990

Common

Finished sq. ft.: 1200 sq m

Building details

Parking: Yes
Outdoor Amenities: Pool
Number of Floors: 1

Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/SIFI-T1924/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information



IMLIX

IMLIX Real Estate Marketplace
<https://www.imlix.com/>

IMLIX ID:

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