FOR SALE

THE REMAX COLLECTION LUXURY HOUSE

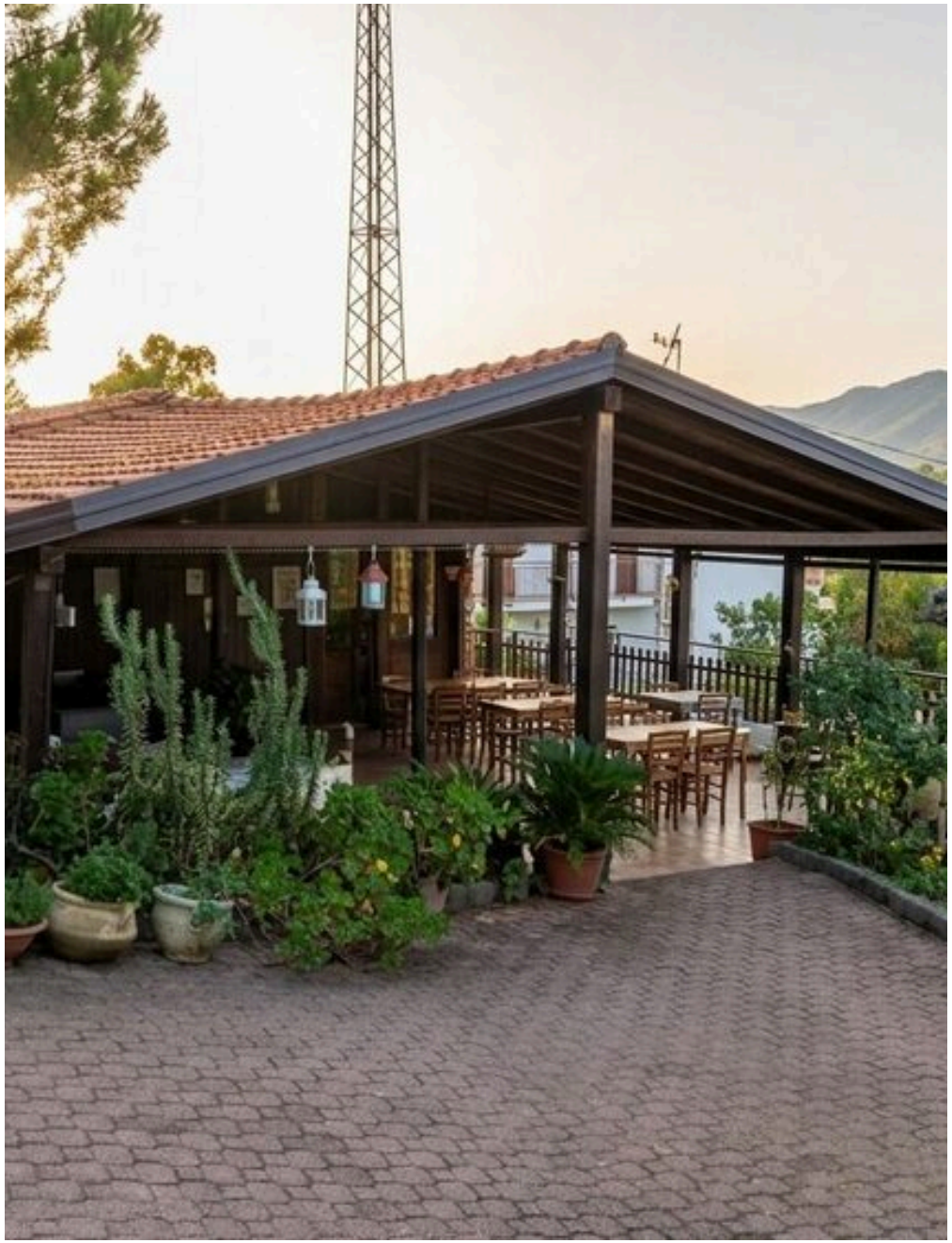
AGENCY — PALERMO

CERDA — PA

# Agritourism Complex on the Historical Circuit of the Targa Florio Cerda

| € 675.000 | 600 m² | 5 |
|---|---|---|
| PRICE | SQUARE METRES | ROOMS |

# The Spaces



DESCRIPTION

# Agritourism Complex on the Historical Circuit of the Targa Florio Cerda

Agritourism Complex on the Historic Circuit of Targa Florio Cerda (PA)RE/MAX offers for sale “Villa Splendore“, an exclusive agritourism and receptive structure located in Cerda (PA), positioned directly on State Road 120 less than 1 km from the town center. The property enjoys a location facing the road of very high visibility, famous throughout the world for being the track of the Targa Florio circuit, the oldest motor race in the world.The asset, surveyed in cadastral category D/10 (Buildings for productive functions related to agricultural activities), covers a total area of 5,000 square meters, of which about 600 square meters covered by buildings. The rural classification offers to the investor important levers of fiscal optimization and total eligibility for access to European and regional funding channels (PSR Sicily calls) for rural tourism.The real estate compendium is ready for use, enjoys full documentary compliance, all certificates of regularity and is complete with license for the administration of food and alcohol.Real Estate Consistencies and Functional LayoutMain

Masonry Body of 360 sq. m. divided on two levelsGround Floor - Food & Beverage Compartment: Air-conditioned restaurant hall with an accommodation capacity of 90 covers, ante-bathroom and 3 toilets for the public. Fully equipped professional kitchen, pantry room, dressing room and bathroom reserved for employees. On the side of the building there is an elegant wooden gazebo of 30 sq. m. ideal for extending the outdoor covers during the warm season.First Floor - Hospitality Compartment: With independent access, the floor is intended for the sleeping area and houses 10 bedrooms all equipped with private en-suite bathrooms, balcony, air conditioner and complete furnishings configured in 5 double rooms and 5 single rooms.Outdoor Compartment, Swimming Pools and Events AreaSummer Area: Paved solarium area of 200 sq. m. serving two bodies of water:Adult Pool: Dimensions 12 x 8 meters (constant depth 1.30 m.).Children´s Pool: 5 x 3 meter safety pool (depth 0.70 m.).A small children´s playground and a wooden bar kiosk directly serving the solarium complete the outdoor area.100 sq. m....

600 m²
AREA

5
ROOMS

18
BATHROOMS

€ 675.000

FEATURES

WIDE SPACES
INDEPENDENT
OPPORTUNITY
SWIMMING POOL
MORE THAN 10 ROOMS

THE REMAX COLLECTION
LUXURY HOUSE

CONTACTS

## Book a visit

Contact us for more information or to schedule a viewing.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