



COLDWELL BANKER
GRUPPO BODINI

Gruppo Bodini

□ LECCE - Via 95 Reggimento Fanteria, 11

□ MAGLIE - Via Trento e Trieste, 22

□ GALLIPOLI - Corso Roma, 7

- 73100 Lecce (LE)

(+39) 0832 099369

Building for sale in Squinzano

€ 650.000

Ref. CBI069-1827-132431



1.780 sq.m. | Bathrooms: 2 | Bedrooms: 5 | Rooms: 15

SQUINZANO - LECCE - SALENTO

In Squinzano, the land of wine a few km from Lecce, we are pleased to offer for sale an ancient Art Nouveau style palace dating back to 1900 for a total of 1600 sqm on two levels, ground floor and first floor, with an adjoining private garden.

On the first floor, the palace consists of the elegant residence, while on the ground floor there are two large rooms once used as a factory, a large garage and a series of small independent houses located laterally with respect to the main building.

The ground floor, measuring 1,100 sqm in total, has two accesses from the street front and other two from the internal courtyard. The floor is characterized by high ceilings and characteristic star vaults; furthermore, thanks to the large size, it is possible to change the intended uses of the spaces based on the multiple purposes of use.

Inside the garage, of about 86 sqm, there are still the ancient millstones, the collection tanks, the ancient wine-making equipment and the large oak barrels, all of them precious historical elements that evoke sensations of times gone by.

A large staircase embellished with handcrafted floors and a wrought iron railing leads to the first floor, of about 500 sqm, where we are welcomed by large, bright sitting rooms with wonderful paintings still in good condition. Overall the floor consists of 12 rooms, including 3 bedrooms, one bathroom and various other rooms, all with star and barrel vaults.

The entire property requires renovation work. However, recently, it has been the subject of consolidation works.

The private garden, of about 600 sqm, is located at the back of the building, and it can be accessed both from the rooms on the ground floor and from the residence on the first floor through a staircase.

Historical elements such as the frescoes, the cement tiles, the star vaults, the majestic staircase, the oil mill and the large garden certainly make this palace such a unique property.

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lecce@cbitaly.it - <https://www.coldwellbanker.it/en>

VAT 04954530962



Squinzano is about 10 km from the Adriatic Sea, 13 km from Lecce and 30 km from Brindisi Airport.

Certification

Energy Class: F

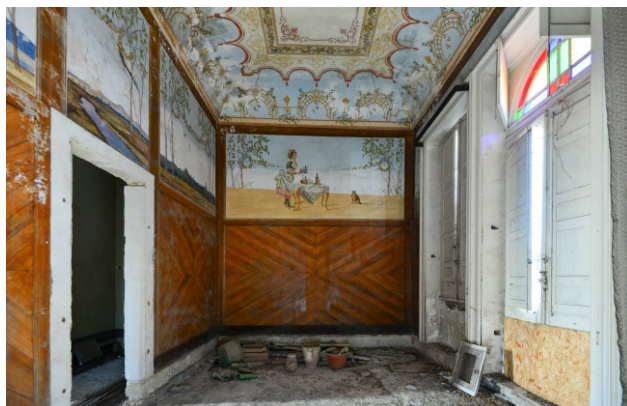
EP_{glnr}: 188.97 kwh/□

Features

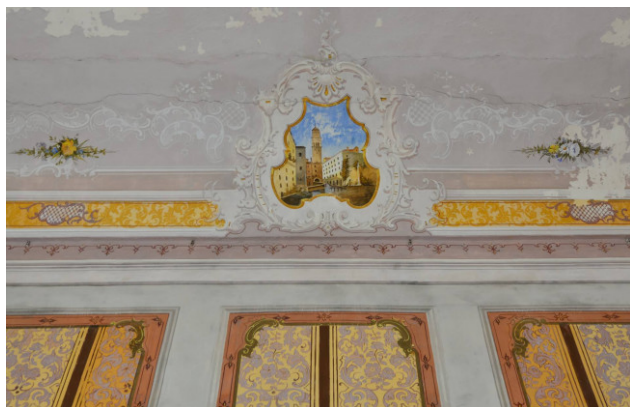
Property ID: CBI069-1827-132431	Contract: Sale
Categoria: Building	Address: Via Lecce
Zip Code: 73018	Municipality: Squinzano
Total sqm: 1.780 sq.m.	Livable surface: 1600.00
Bedrooms: 5	Bathrooms: 2
Rooms: 15	Internal condition: To be renovated
Floor: On two-levels	Total floors: 2
Date of construction: 1910	Current Status: Available after the deed of sale
Terrace: Present	Garden: Private, 600 sq.m.
Sea distance: 12.000 meter	Kitchen: Regular Kitchen
Garage: for four cars, 86 sq.m.	: Yes
Storage	Fireplace
Wooden fixtures	Airport distance
Shops distance or nearest city	

Nearby

Gyms	Beauty centres
Soccer fields	Sport centres
Tennis courts	Cycle paths
Playgrounds	Rail station
Public transports	Nursery school
Primary schools	Secondary schools
High school	Bar
Post offices	Shopping centres
Municipal office	



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