



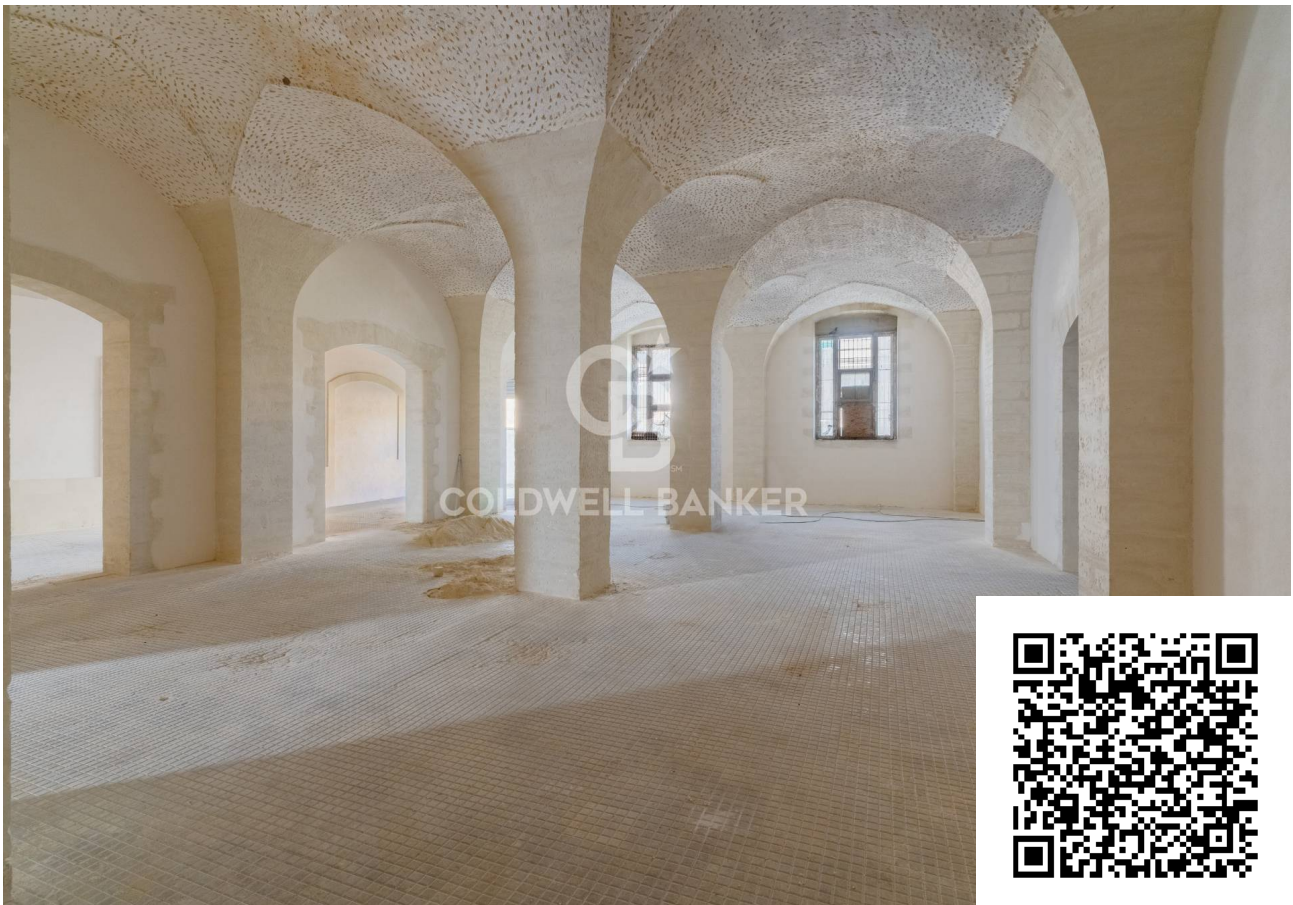
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# Receptive for Sell in Castrignano de' Greci

📍 Via Cesare Battisti, Lecce, 73020 (LE)

595.000€



## Contact info



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# Description

CASTRIGNANO DE' GRECI – LECCE – SALENTO

**Charming historic building in the heart of Gre?a Salentina – ideal for an exclusive hospitality property**

In the picturesque village of Castrignano de' Greci, an authentic treasure chest of history and traditions in the Gre?a Salentina area, we offer for sale a portion of a prestigious historic building: a former tobacco factory dating back to the 1960s–1970s, a testament to a productive past deeply rooted in the local territory.

The property, with a total surface area of approximately 700 sqm, is in excellent condition and retains all of its original charm.

The elegance of exposed Lecce stone, refined architectural details, and striking star-vaulted ceilings supported by solid masonry pillars make this property an authentic example of Salento's traditional construction style.

The building is arranged over three levels:

- Ground floor of approximately 400 sqm
- First floor of approximately 200 sqm
- Basement level of approximately 100 sqm

The property also includes a spacious private garden of 900 sqm, an ideal space for relaxation and social gatherings. A redevelopment project is already available, fully enhancing the property's potential, with plans for a high-end hospitality structure comprising:

- 5 suites (2 on the ground floor and 3 on the first floor)
- 1 maxi suite on the ground floor
- Lounge areas dedicated to work and connectivity, as well as breakfast and refreshment areas
- A charming vaulted cellar in the basement, perfect for food and wine experiences or an additional wellness/spa area
- A landscaped garden with swimming pool, designed to offer guests a unique stay experience
- Panoramic terraces totaling approximately 200 sqm
- Elevator connecting all levels

A rare opportunity, ideal for those looking to invest in a prestigious hospitality property or in community-oriented projects such as cultural and multifunctional centers, coworking hubs, vocational schools, wellness centers, event spaces, or international artist residencies.

Strategic location: in the heart of Gre?a Salentina, just a short distance from the renowned Salento coastline, in an area rich in culture, traditions, and breathtaking landscapes.

For further information and project details, please do not hesitate to contact us.

# Details



Property ID: CBI069-579-133151



Surface: 735.00 m²



Rooms: 11



Garden: Privato, 900 sqm



Bathrooms: 10

# Property Features



Floor: Multi-story



Conservation status: To be renovated



Current condition: Free upon deed



Surface: 735.00 m²



Rooms: 11



Bathrooms: 10



Kitchen: Habitable



Position: Central



Garden: Private, 900 sqm

# 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



Images

