



Farm with Approved Project for 5 Star Hotel



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: EUR 550,000

Location

Country: Portugal
 State/Region/Province: Porto
 City: Marco de Canaveses
 Posted: Apr 20, 2024

Description:

Farm in the Douro with an approved project for a 5-star Rural Hotel with 15 rooms, 2 river beaches, anchorage and sublime views in all rooms. License to plant 1.5 hectares of vineyards. Privileged location 60 km (about 1 hour) from Porto and 4 km from the village of Alpendurada. The current owners of this farm have already gone through a long process of about 5 years to get the Tourism License to build a 5-Star Rural Hotel, the approval of the City Council for the architectural project, the approval of the Vinho Verde Institute to plant 1.5 hectares of vineyards, the approvals of the Portuguese Environment Association to improve the 300 m of riverside area, build terraces to plant vineyards and improve the path that goes down to the river. Tranquility and absolute silence. Regarding the approved project for the Hotel, it has an approved capacity for 15 Suites (12 in the Main Building, 2 in the 'Casa do Verde' and 1 in the 'Casa da Aguardente') and pre-approved to increase up to 17 rooms (13+3+1)

Land information: 46.600 m2 Construction area:
 Main building: 1.280m2 / 3 floors
 Secondary buildings
 Casa do Verde (Villa with 2 suites): 184m2 / 2 floors
 Casa da Aguardente (House with 1 suite): 125m2 / 1 floor
 In a total of 1,589 m2

READY TO BUILD

Energy Rating: F
 #ref:QUIAS001.a



Common

Bedrooms:	15
Bathrooms:	16
Finished sq. ft.:	1589 sq m
Lot Size:	46600 sq m

Building details

Number of Garages:	1
Outdoor Amenities:	Pool

Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/THPZ-T8390/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: QUIAS001.a

