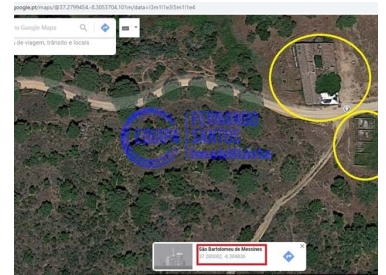




São Bartolomeu de Messines - Villa



1680
Area (m²)

80324
Land Area (m²)

15 000 000 €
(EUR €)

Estate of 803 240 square meters with tree culture, cork oaks, bush, olive trees and two reservoirs, where is implanted a single-storey house dwelling with four divisions rooms, kitchen and patio. Covered surface of 360 square meters and Uncovered surface 1,320 square meters.

A request for prior information was made to undertake an isolated Hotel Establishment (EHI) pool, support etc, photos of the project of the request for prior information.

THE SOLUTION INCLUDES:

Main building at the top of the plot and next to the geodesic landmark.

Rehabilitation of the Santana Chapel and its conversion into restoration equipment including the creation of an outdoor deck/terrace;

Set of bungalows of varied typologies, arranged within the defined nuclear structure and implanted



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taking advantage of the natural level curves of the terrain, combined with the sun exposure and the views;

Outdoor leisure area next to the reservoir for sports and leisure activities, which will support the various accommodation units, and which will have the contiguous ruin rehabilitated in order to offer the necessary support.

Orchard and animal area for own consumption and interaction with guests

USER PROGRAM:

The main building has 2 blocks, one to the north that includes the reception and BackOffice, living room facing the landscape and a set of meeting and conference rooms on Level 0. On the top floor is a set of 19 suites in the conventional hotel typology. To the south, there are leisure and restaurant spaces, namely the restaurant, the kitchen and the bar on the 0th floor and the gym and SPA on the - 1 floor. Outside in front of this is the swimming pool and seating area thrown over the landscape. Also on the lower floor are the staff changing rooms and a warehouse;

Bungalows, will be of 2 types, both in wooden structure. ZONE 1=Next to the Chapel= small core clad on the outside in corten steel consisting of a single floor. They will be T1 with a living room and kitchenette, a sanitary facility and a bedroom. The rest will be entirely in wood, structure and exterior finish, sloping roof with two waters and balcony. There are 3 typologies, T1, T1+1 and T2, and the latter is prepared for disabled users. They consist of living room with kitchenette, a bedroom, a sanitary facility, and a covered balcony. In the case of T1+1 there is also a mezzanine.

CAPELA DE SANTANA= will be rehabilitated and converted into a restaurant space of the hotel with outdoor terrace over the reservoir to the west.

The entire development will be served by outdoor leisure spaces, paths, a swimming pool and green areas.

The Hotel will consist of ; Main building, chapel, 19 suites, a set of bungalows of various typologies, meeting rooms, restaurant, swimming pool, gym and SPA.

Do not miss this opportunity and book your visit.

Property Features

- Views: Countryside views



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