



Castle for Sale in Baldissero d'Alba

Confidential Negotiation

Ref. CBI135-1878-1345



2.089 sq.m | Bathrooms: 4 | Bedrooms: 12 | Rooms: 20

Castle for sale in Baldissero D'Alba (CN) - Piedmont

Built in the early 13th century and rebuilt in 1870, this magnificent castle, once a fiefdom of the noble Roman Colonna family, represents an authentic cultural treasure of the Roero.

The property is located in a dominant position with respect to the town of Baldissero D'Alba, a picturesque Piedmontese village located a few kilometers from Alba. This area is renowned for its tranquility and proximity to the famous Langhe and Roero Hills.

From the castle walls you can admire the surrounding rolling hills, reaching, on clear days, to the majestic Alpine peaks, from Monviso to the Maritime Alps.

With a surface area of approximately 2,089 m² distributed over three levels, in addition to the basement, the residence is surrounded by a large park.

This property can be defined as a dream residence, perfect for those who love history and wish to fully appreciate the wine and culinary traditions of the Langhe and Roero.

For years, the estate used the castle as a graphics studio. Children's books and animated films were created here in collaboration with Rai, including the famous Gatto Mir, which was a huge success in China.

The interior spaces are large and airy, furnished with highly valuable elements, in a style that encompasses different eras, from the one that dates back to its construction up to the 1950s of the last century.

Interior spaces ● Ground floor: large reception rooms. These spaces are ideal for receptions and for welcoming guests in a highly refined setting.



- First floor: a majestic staircase leads to the sleeping area, where there are six noble bedrooms and rooms.
- Second Floor: Currently used as an art gallery, this floor offers additional versatile spaces.
- Basement: dedicated to cellars and service rooms.

Outdoor spaces and servicesThe castle is surrounded by a vast park of approximately 81,000 m², originally intended for vineyards, with a fenced courtyard and high walls that protect it.

The park is enriched by corner towers, which offer suggestive views of the Langhe and Roero hills.

Location and connectionsThe castle's location guarantees excellent road and rail connections.

The A33 motorway, accessible at about 15 km, allows you to reach important arteries such as the A21 (Turin-Piacenza). The A6 (Turin-Savona), at about 30 km, offers further options for rapid travel towards northern Italy and the Ligurian Riviera.

For train connections, Alba station is located approximately 10 km away and provides direct connections to Turin and other Piedmont cities.

In terms of air connections, Cuneo-Levaldigi airport is approximately 30 km away, while Turin-Caselle airport is approximately 70 km away.

Baldissero d'Alba also enjoys proximity to cities of great importance such as Alba, a point of reference for lovers of good living and gastronomic excellence, and Asti, renowned for its wine heritage, both easily reachable in less than 30 minutes by car.

Alba, in particular, is known internationally for its White Truffle Fair, which takes place every year in October.

The fair, which attracts visitors from all over the world, celebrates the prized white truffle of the Langhe, a symbol of gastronomic excellence. During the event, there is no shortage of cultural events and shows, which make Alba a destination of great interest for lovers of tradition and good living.

Property Informations

Address: Via Roma, 1

Zip Code: 12040

Bedrooms: 12

Bathrooms: 4

Rooms: 20

Internal condition: Excellent

---> **data_operazione** <---: 0000-00-00

---> **esclusiva** <---: 1

: 0000-00-00

Floor: Building

Total floors: 4

Parking space: Covered

Date of construction: 1200

Current Status: Available after the deed of sale

Garden: Private

Kitchen: Eat-in kitchen









