

Land
€ 60.000 negotiable
Ref. 33091082-002



20.000 sq.m.

Ref: **LP-082-002**

AGRICULTURAL LAND WITH WOODS AND CULTIVABLE AREAS - BARNEGAZZO, BARGHE (VALSABBIA)

In the Barnegazzo area of the municipality of Barghe, we offer for sale a large agricultural land surrounded by nature, accessible via a dirt road (Strada Palestre), in a quiet and private setting, characterized by good sun exposure, particularly suitable for agricultural and rural activities.

The property has a total surface area of approximately 19,200 m², divided as follows:

- Meadow (approximately 5,824 m²): surfaces usable for agricultural crops, grazing, forage or activities related to the agricultural business;
- Coppice forest (approximately 10,129 m²): mixed timber forest, predominantly beech, with the presence of chestnut and broadleaf trees typical of the pre-Alpine area, suitable for silvo-pastoral activities, forest management and timber production;
- Agricultural areas with productive potential (approximately 3,295 m²): recoverable and valorisable surfaces, suitable for the expansion of cultivable surfaces or for other compatible agricultural uses.

The land, due to its size and conformation, is suitable for various agricultural activities, including crops, small-scale livestock farming, greenery management, forestry and pastoral activities, and uses related to the agricultural enterprise.

The property includes a collapsed ruin, the reconstruction of which is subject to current regulations and the creation of a farm, offering a potential rural settlement opportunity for an agricultural entrepreneur.
There is also a small rural structure of limited size.

An ideal solution for farmers, those looking to start or expand a farming business, or those seeking a large, usable agricultural property with its own woodland, in the natural and secluded setting of Valsabbia.

This announcement is for informational and commercial purposes only. The information provided has no contractual value and is subject to change.

Property details

Address: Via XXV Aprile

Farming sq.m.: 20.000 sq.m.



Edilfin srl

via Giorgio Strehler 19 - Manerba del Garda (BS) - Phone number 0365551761
 info@edilfin.com - <https://www.edilfin.com/en>
 VAT 01801040989





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