

SPANISHESTATE

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villa for sale El Puerto De Santa Maria, Bahía De Cádiz



EXCLUSIVE!! Ecological Estate with Working Winery and Detached Chalet – 16,000 m2 SEGREGATED in El Puerto de Santa María~~In the heart of the wine-producing area of El Puerto de Santa María, within the prestigious wine tourism route Pagos del Sherry y Tierra de Cádiz, lies this exclusive segregated 16,000 m2 estate with a fully operational organic winery and independent residence.~~A unique opportunity for families, investors, winemakers or wine enthusiasts wishing to continue a well-established brand recognised both in the province of Cádiz and nationally.~~Organic Winery in Production – 5,000–6,000 Bottles per Year~~Specialising in Sauvignon grapes, this family-run winery has become a true benchmark within the Cádiz wine scene, ranking among the most highly regarded producers along the route.~~The property is sold fully equipped, with everything required to continue production from day one, including complete machinery and installations.~~Winery Layout:~~Production room~~Bottling area~~Bottle storage room~~Warehouse~~Machinery areas~~Office~~Reception area~~Kitchen~~Garage with space for 2 vehicles~~Additional garage and storage room for machinery and exterior maintenance equipment~~Everything perfectly organised to ensure uninterrupted continuation of activity~~Detached Chalet with Vineyard Views~~The estate also includes a charming detached chalet, ideal as a permanent residence, holiday home or for wine tourism purposes:~~Spacious and bright living-dining room~~Fully fitted open-plan kitchen~~2 large bedrooms~~1 full bathroom~~Large porch with stunning views over the vineyard~~A perfect setting to enjoy the natural surroundings and the lifestyle this unique property offers.~~Utilities and Additional Features~~Mains drinking water~~Mains electricity~~Private well for irrigation and estate maintenance~~Fully segregated plot~~An investment with its own identity.~~This is not merely an estate, but a consolidated project with history, prestige and positioning within one of Andalusia’s most recognised wine tourism routes.~~Ideal for continuing organic wine production,

expanding wine tourism activities, hosting events and tastings, or for investors seeking an already established and recognised brand.~~If you are looking for a property with character, active production and a strong reputation within the sector, this estate represents an exceptional opportunity.

property details

Spanishstate id:	6357136
reference::	419
close to/ located:	El Puerto De Santa Maria
region:	Bahía De Cádiz
property type:	villa
rooms:	3
property surface:	340 m2
surface plot:	16000 m2
price:	€ 437.000

contact

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