SECTOR	INTERVENTION	TYPE OF INVESTMENT
Services, offices, cultural and commercial activities	Restoration	Sale

EX CIRCOLI
Historic building to be restored

Invest in Bologna

Location

Imola

via Orsini, via Cerchiari, via Pighini

Accessibility

The Ex Circoli building is located in the historic center of the city of Imola, just 100 meters from Via Emilia and about 150 meters from the main square, Piazza Matteotti.

The property is easily accessible by public transport and by bicycle.

Position

47 km
Airport

20 m
Train station

2.5 km
Motorway

200 m
Bus/tram

51 km
Terminal (interporto)

50 km
Ravenna freight port

36 km
Bologna

243 km
Milano

48 km
Ravenna

409 km
Rome

143 km
Firenze

130 km
Venezia

Strenghts

- **Prestigious property with a large private courtyard.**

- **Located in the historic center of Imola, where there are many services.**

- **Strong interest of the public administration in the refurbishment of the property.**

Information

Floor area:
about 1,500 sq.m above ground

Proprietary:
Private owners

Times for obtaining permits:
approx. 6 months

Italy

Terminal
Airport
E45
Bologna
E45/A14
SS64
A1
EX CIRCOLI
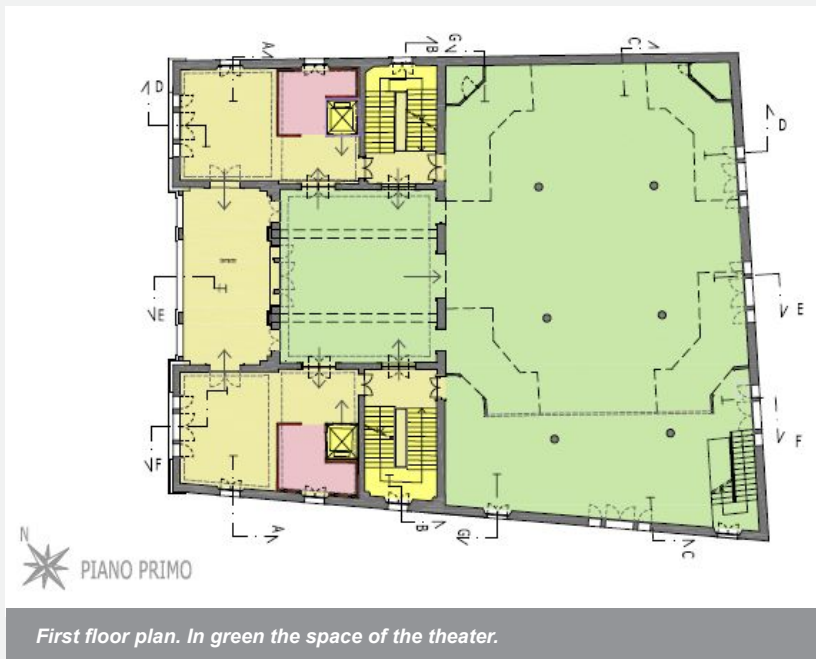**Bologna metropolitan area**

Revision date
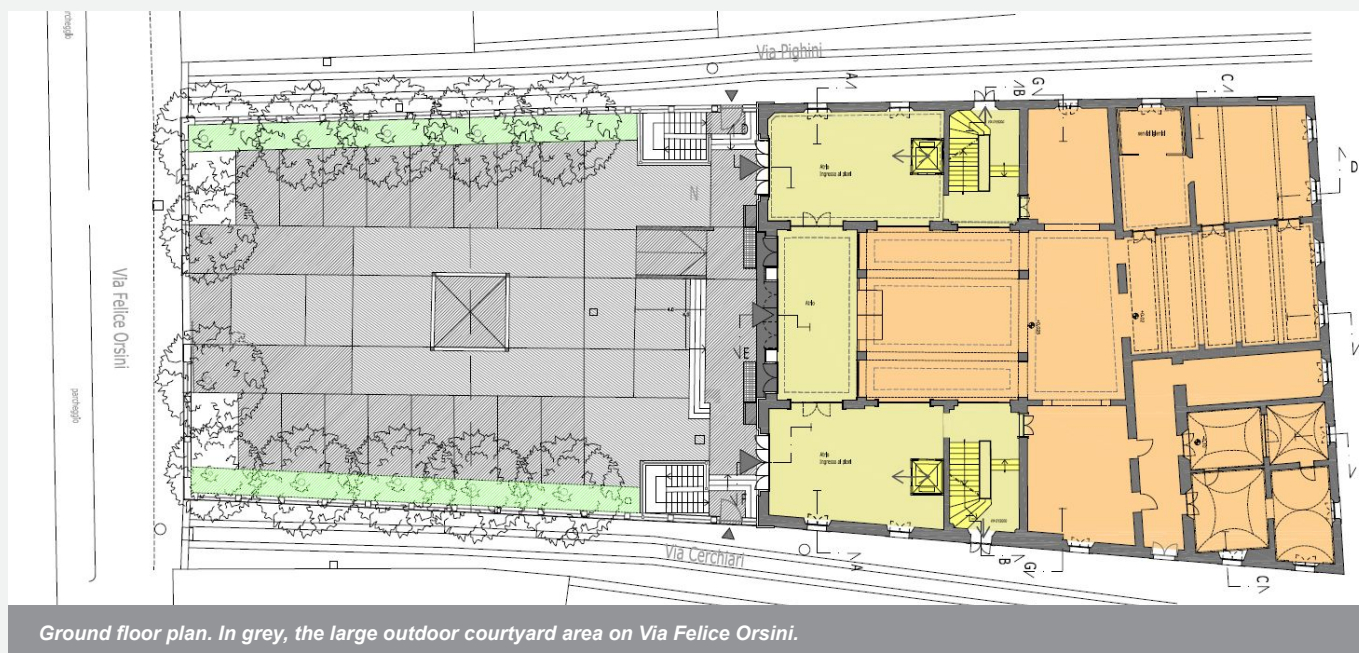
03/03/2022

Description

Designed by the Architect Romiti, the property was built in 1932 to create a meeting place for citizens. The Ex Circoli presents on the first floor a double volume space dedicated to theater and public entertainment, which can accommodate about 400 people.

The building is an example of local architecture from the Fascist period and is therefore protected for its historical and architectural value. This does not prevent the building from being re-functionalized, which must however be carried out through restoration and conservative renovation. The building has 3 floors above ground and a basement. It has a large courtyard on the front of about 700 square meters.

The building can accommodate cultural and commercial functions, services and offices.

First floor plan. In green the space of the theater.

Ground floor plan. In grey, the large outdoor courtyard area on Via Felice Orsini.