

SECTOR



Industrial

INTERVENTION



Renovation



Restoration

TYPE OF INVESTMENT



Sale

SAN CARLO Production hub



Location



Castel San Pietro Terme – Castel Guelfo



Cà Bianca - Poggio Piccolo

Position



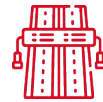
33 km

Airport



3 km

Train station



2 km

Highway



0.4 km

Bus/tram



16 km

Terminal (interporto)



60 km

Ravenna freight port

Strengths

- Proximity to the A14 (Bologna-Taranto) and A1 (Milan-Naples) motorways and railway station;
- Presence of two freight hubs (Bologna and Imola);
- Proximity to three cities (Castel San Pietro Terme, Castel Guelfo and Mediceo), with respective services.

Accessibility

The San Carlo area spans across two municipalities, Castel San Pietro Terme and Castel Guelfo, and boasts excellent accessibility to the region's major highways and an impressive network of sustainable public transport including several bus and train lines.

Moreover, the area is situated adjacent to the A14 (Bologna-Taranto) highway, which intersects with the A1 (Milan-Naples). The location is also in close proximity to the Castel San Pietro train station, which is well-connected along the Bologna-Ravenna and Bologna-Rimini railway lines. Bologna Centrale, located 24 km away, can be reached in just 15-25 minutes. Additionally, the Bologna and Imola freight hubs are located at distances of 27 km and 16 km, respectively.

The Bologna Guglielmo Marconi Airport is situated at a convenient 30-minute distance from the area.

Information

Total surface area:
Different plots of over 10,000 sqm

Proprietar:
Several private owners

Time for obtaining qualifications:
1 year



242 km

Milan

175 km

Venice

58 km

Ravenna

407 km

Rome



134 km

Florence



Italy



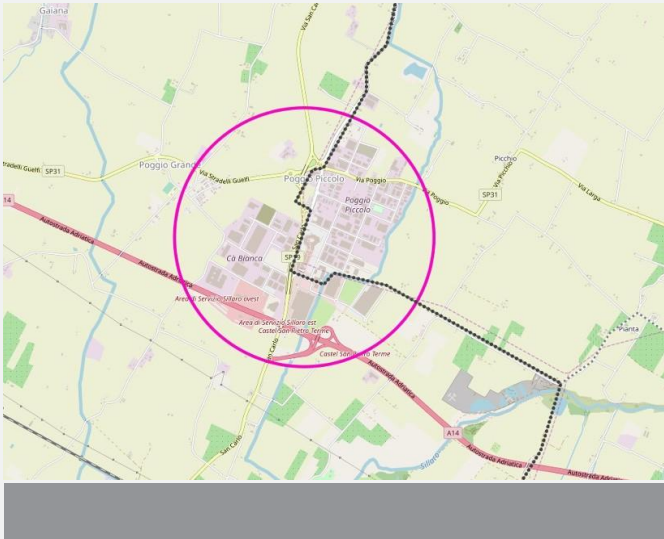
Bologna Metropolitan Area

Revision date

02/16/2023

SAN CARLO

Production hub



Description

San Carlo is one of the four production sites presented by the Bologna Metropolitan Area that is ready for further development and can host not only the prevalent manufacturing needs but also other related operations. The area currently houses around 250 companies, most of which operate in the manufacturing and trade sectors. In addition to the presence of several small metallurgy operations, an important company in the automotive supply chain, and a multinational company that manufactures electronic appliances, there are also some companies specialized in the production of plastic and rubber products.

The San Carlo site is equipped to host various operations, including manufacturing, artisanal and industrial production, and other related operations.



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