



Regione Toscana



AZIENDA OSPEDALIERO
UNIVERSITARIA PISANA

Complex “Palazzo dei Trovatelli” Town of Pisa





Regione Toscana



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UNIVERSITARIA PISANA

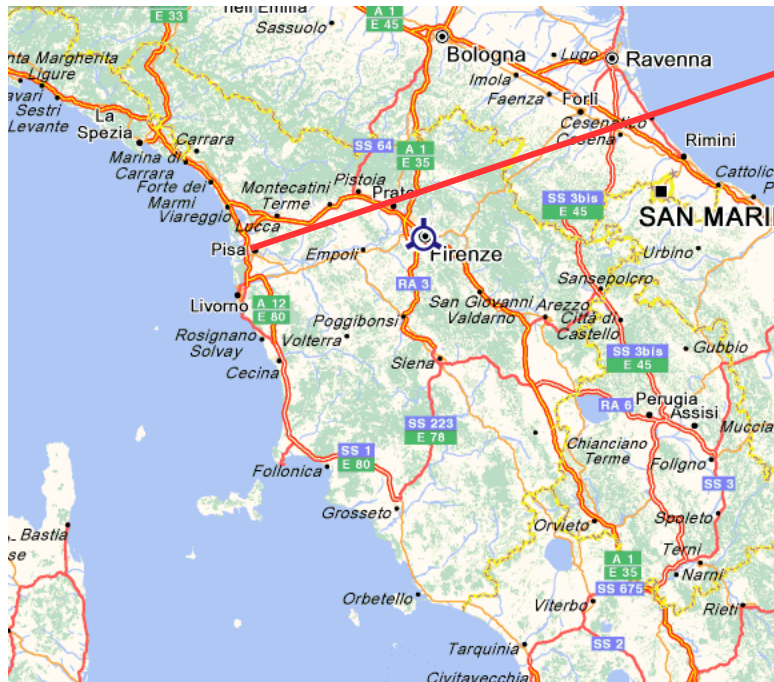
Map of Tuscany with location of Pisa

MAIN DISTANCES: AIRPORT

Rome 359 km	DISTANCES:	Florence 90 km
Milan 295 km		Pisa 19,3 km
Florence 90 km		Bologna 180 km
Livorno 9,4 km		

MAIN MOTORWAYS:

A1 Firenze Nord 90 km
A1 Firenze Sud 96,2 km
S.G.C. FI-PI-LI 41 km





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THE REGION'S MAIN ATTRACTIONS



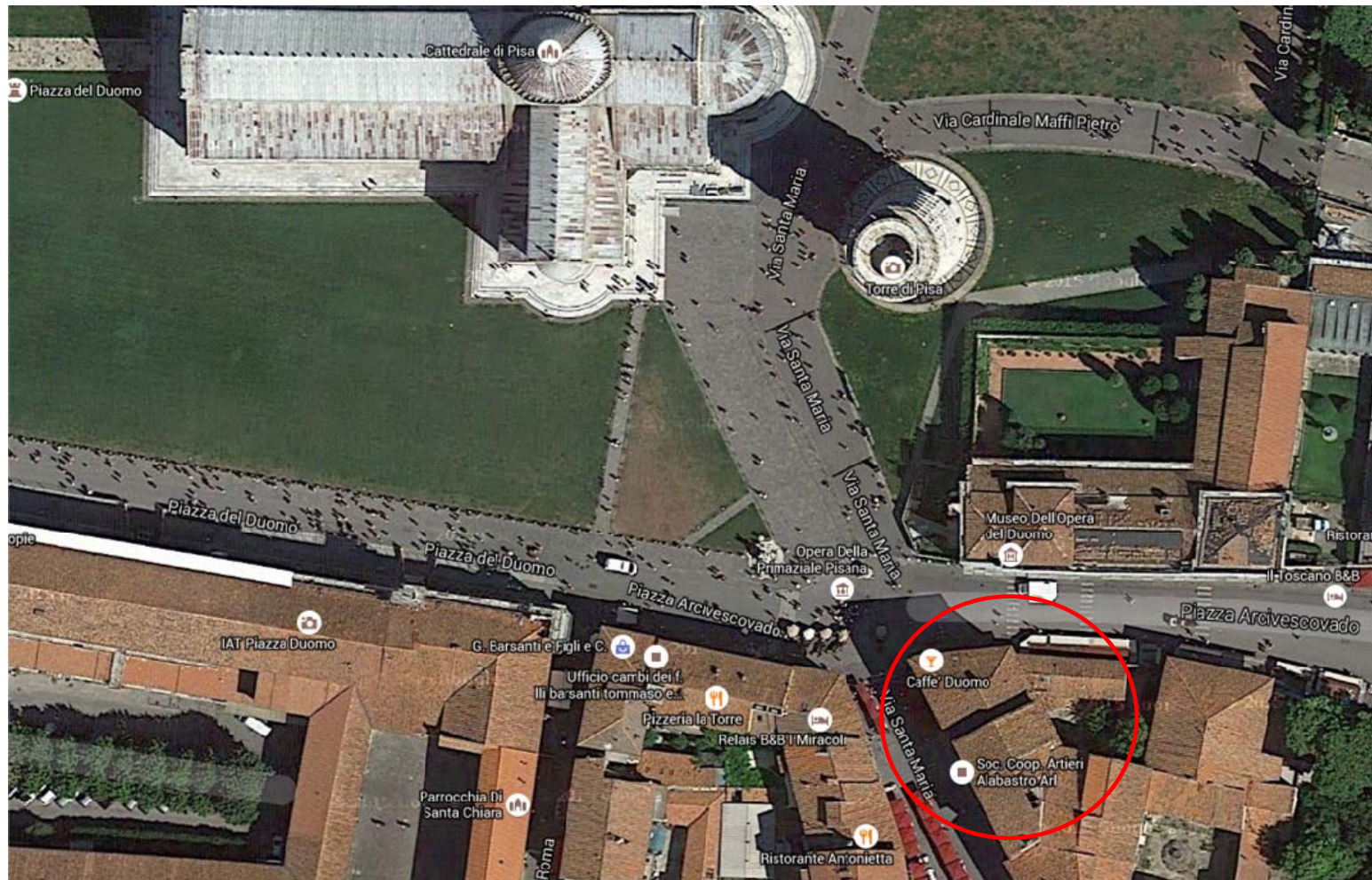


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ORTHOPHOTOGRAPH "PALAZZO DEI TROVATELLI"





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GENERAL DESCRIPTION OF INVESTMENT OPPORTUNITIES IN PISA

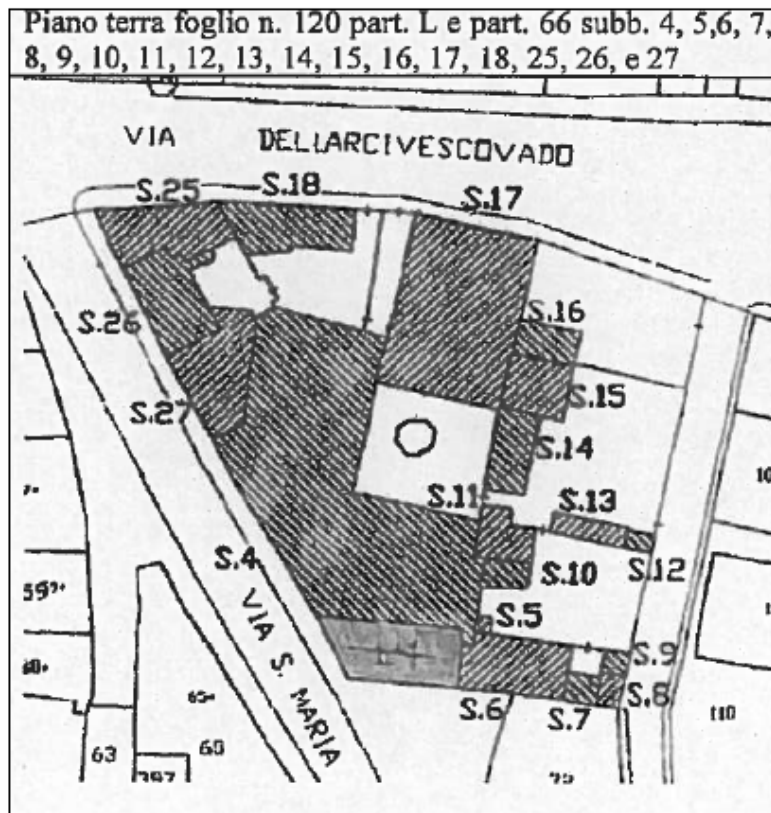
MAIN FEATURES

- PROPERTY: AOU Pisana
- PROPERTY INTENDED FOR SALE: by public auction
- BUILDING: good condition
- TOTAL GROSS AREA: 5,997 sqm
- APPURTENANT UNCOVERED AREA: 1,512 sqm
- N. FLOORS: 3 floors above ground
- INTENDED USE: local facilities, urban facilities, neighbourhood facilities, private services of public interest, commercial and artisanal activities, private offices and services, tourism and hospitality facilities, residence, green area, public and private parking and roads.
- COMPLEX: subject to direct constraint of the Superintendant pursuant to Italian Legislative Decree 42/2004 (ex 1089/39)





CADASTRAL IDENTIFICATION





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SUMMARY DESCRIPTION

Property “Palazzo dei Trovatelli”, Via S. Maria, Pisa

The building complex located in the Municipality and City of Pisa, Via Santa Maria, Piazza dell' Arcivescovado, with views of the Piazza del Duomo, consists of several buildings of different heights and built in different eras; complete with outdoor areas to the north and east, internal courtyard, located in a central position of the complex.

In the complex there are several external entrances, given the complexity and the irregular shape of the complex; there are however three main stairwells, one of which, or more precisely the one that insists on the subordinate number 27, takes you up to the roof terrace floor, the highest point of the entire complex.

The building complex is of historical and artistic interest such as evidence of the evolution of the welfare and hospital facility in Pisa, as well as the articulated architectural complex, morphologically relevant in the fabric of the historic centre, both for the architectural value as well as for its leading position within the piazza del Duomo itself, as well as for the variety of architectural and decorative elements that have survived to document the transformations carried out over the centuries, from the fourteenth to the nineteenth century.

The building complex is presented in an articulated way and consists of various buildings of various types connected to each other, and are divided as follows:

1. Main buildings: 1) Balie building; 2) Trovatelli Hospital; 3) Refuge House for the poor; 4) Church of St. George of the Germans.
2. Minor buildings:
3. Buildings to be demolished (incongruous with the context)
4. Appurtenant outdoor areas.

There are four main construction periods that we can refer to from periods from the fourteenth to the eighteenth century. The main entrance is characterised by a sandstone doorway, with a curved arch finely decorated with coats of arms.