

IAM CAPITAL AND CASTELLO SGR ANNOUNCE THE OPENING OF THE FIVE-STAR LUXURY ROME HOTEL, PALAZZO SANZIO AS A RADISSON COLLECTION HOTEL IN SUMMER 2026.

30 April 2026, London/Rome

iAM Capital, through its **ICE II Fund**, is pleased to announce the upcoming **completion of the redevelopment work at its fully-owned hotel property (through IHF Fund managed by Castello SGR), Palazzo Sanzio**, a landmark historic palace located at **Lungotevere Raffaello Sanzio 15, Rome**, now entering its final phase ahead of its opening as a **Radisson Collection five-star luxury hotel this summer**.

Originally constructed in the early 20th century, **Palazzo Sanzio is a distinguished architectural landmark directly overlooking the Tiber River**, within walking distance of Rome's key cultural, leisure and commercial destinations. Following an extensive and carefully curated architectural and interior design intervention, executed by international studio De.Tales, the landmark palace has been fully repositioned into a **five-star luxury hospitality destination**, combining historic architectural character with contemporary luxury design and international operating standards.

The completed property will comprise **70 rooms and suites**, together with a refined **food and beverage offering**, an exclusive **wellness and fitness centre**, and a **panoramic rooftop terrace** with exceptional views over the river and Rome's historic skyline. Every aspect of the redevelopment has been conceived to preserve the soul of the original building while delivering a contemporary luxury guest experience aligned with the expectations of today's international traveller.

The hotel will operate under the **Radisson Collection** brand, part of **Radisson Hotel Group's premium global portfolio**, bringing together a unique historic Roman palace with one of the world's most established luxury lifestyle hospitality platforms.

The completion of Palazzo Sanzio marks a significant milestone for **iAM Capital's ICE II Fund**, further reinforcing the fund's strategy of creating value through the transformation of iconic European assets in irreplaceable locations, supported by best-in-class hospitality operators.

iAM Capital is currently developing four hotels across its **ICE II and ICE III European Value Add Real Estate Funds**. Both funds are hospitality-focused, and the firm is planning to launch the capital raising for **ICE IV** in the autumn, which will continue to target European value add hospitality opportunities.



Press Release

30 April 2026

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Mr. Emanuel Arbib, CEO of iAM Capital, commented:

“We are delighted to announce the forthcoming opening of our first Rome luxury hotel property as well as our partnership with RHG, with whom we have been working for nearly two years to create possibly the best RHG Collection hotel in the world. No efforts or costs have been spared to give our guests the very best experience in Rome. Palazzo Sanzio, the third hotel property of the Group, is the first of four outstanding hotel and resort projects that we are planning to open in Italy over the next two years and demonstrates our strong commitment to hospitality in Italy for both our group and its funds.”

Mr. Michelangelo Ripamonti, Head of Hospitality Investments of Castello Sgr, added:

“The completion of Palazzo Sanzio, the future Radisson Collection Hotel, consolidates Castello SGR’s leadership in the luxury hospitality sector in Rome. This operation follows the successful openings of the InterContinental Rome Ambasciatori Palace and the Leonardo Boutique Hotel Rome Monti, as well as the strategic financing for the Nobu Hotel Roma and the Orient Express Hotel La Minerva. Castello SGR’s commitment to the Capital continues to accelerate into 2026, as evidenced by our recently announced acquisition of a new hotel property located between Via Veneto and Piazza Barberini. These investments confirm our dedication to enhancing the hotel asset class and elevating Italy’s hospitality heritage to the highest international standards of excellence, ensuring Rome remains a primary destination for global luxury tourism.”

Arch. Giuseppe Varsavia, Founder and Managing Director, and Arch. Igor Rebosio, Founder and Design Director of De.Tales:

“Our interior design vision and approach was to honour Palazzo Sanzio’s early 20th-century architectural heritage while introducing a contemporary classic chic language. Through warm palettes, bespoke details, and a strong focus on natural light, refined materiality, and spatial flow, we crafted an elegant, immersive, and distinct Roman hospitality experience. De.Tales, as lead interior design studio, has created the full interior concept for Radisson Collection Palazzo Sanzio, delivering a refined five-star luxury experience that blends the palace’s early 20th-century heritage with a contemporary soft-luxury aesthetic. Historic elements such as the monumental staircase and façade are preserved and enhanced, while a modern hospitality language ensures an elegant, immersive and distinctly Roman guest experience.”

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About iAM Capital

iAM Capital is an international private equity investment group focusing on alternative investment strategies with a particular emphasis on real estate and renewable energy. Since its founding in 1997, iAM Capital has raised and managed more than 20 alternative funds and direct investments, reaching approximately €3.2 billion in assets managed. Since 2015, the firm has executed more than 25 real estate transactions through its dedicated real estate funds, including several high-end hospitality assets.

About Castello Sgr

Castello Sgr is a market-leading asset management company in the promotion and management of alternative investment instruments, mainly real estate, with approximately €5,1 billion in assets under management (as of December 31, 2025), more than 90 active funds and over 400 properties with different uses. Castello Sgr is the ideal strategic partner for national and international investors who want to operate in the Italian real estate, credit and energy infrastructure markets. Since July 2023, Castello Sgr has been part of Anima, a leading asset management group in Italy.

About Radisson Hotel Group

Radisson Hotel Group is one of the world's leading hotel groups, with more than 1,200 hotels in operation and under development across over 95 countries. **Radisson Collection** is the group's premium lifestyle brand, dedicated to iconic properties combining bespoke design, exceptional service and distinctive local character. Palazzo Sanzio will be the 6th Radisson Collection Hotel in Italy, 3rd in Rome.

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