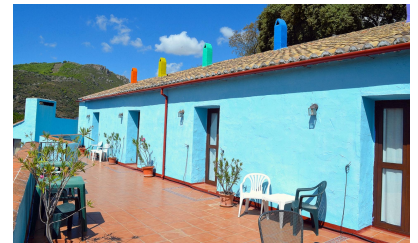


Ref: K522

## Romantic small hotel & restaurant between Marbella and Ronda

**497,000  
EUR**



**Investment type :** For sale

**Price in Euros :** 497,000 EUR

**Country :** Spain

**Property type :** B&B

**Price in US Dollars :** 512,371 USD

**Year built :** 2001

**Bedrooms :** 8

**Condition :** Turnkey

**Restaurants :** 1

**Hotel area :** 1171

- ✓ Bar
- ✓ Exterior dining
- ✓ Exterior swimming pool
- ✓ Fireplace
- ✓ Onsite parking
- ✓ WiFi
- ✓ Garden
- ✓ Private quarters
- ✓ Internet in rooms
- ✓ Library
- ✓ Reception

### **REDUCED TO 497.000 euro**

The Hotel & Restaurant was first opened in 2001 and offers 8 spacious rooms en-suite, a fantastic bar that serves as a daily meeting point for the whole village, as well as a highly acclaimed restaurant. The facilities are extended with an art gallery / activity room, a swimming pool and a sun terrace with fantastic views of the mountains and valleys.

The current owners also have a spacious 2 bedroom apartment in the hotel, making this a fantastic lifestyle business opportunity for the next owner.

At the moment the combination hotel / restaurant / bar handles very well around +/- 200.000 € per year, which we think is easy to increase, as currently the hotel uses limited advertising.

The real passion of the current owners is good food and their reason to sell, besides that they manage the hotel more than a decade, they would like to move to a city to open a high-end restaurant and compete for culinary awards (as the owners is a great chef).

This company offers a great value for money and can easily be handled by a couple or a family. The village has good access to the road and is often visited by cyclists, walkers and motorcyclists as a lunch and / or night stop before they continue their routes.

The owners also have an adjoining building at the hotel where the price is 110,000 €. The house has 3 bedrooms, 1 bathroom, dining room, kitchen, laundry room and a roof terrace for a total built area of 130m2.

They have recently installed air conditioning (Hot & Cold) in all the rooms and solar panels.

The sale is very confidential and there should be no direct approach to the property and all viewings should therefore be arranged by us.

### **THERE IS A OPTION TO BUY A 3 BEDROOM HOUSE NEXT DOOR for only 105.000 euro !**

It is 130M2 over three floors; the first floor has three bedrooms, one full bathroom.

On the ground floor, there is a salon, dining area, kitchen, patio with toilet, and laundry room. The patio also has a separate small terrace where one can dry clothing.

There is a large attic on the top level for storage as well as the roof top terrace.

It has split air con units in two of the bedrooms and the salon. There is also a fireplace in the salon but we installed a wood burning stove into it as a stove provides more warmth.

**\*\*\* THE LAST 8 PICTURES ARE OF THE PRIVATE HOUSE !!**

