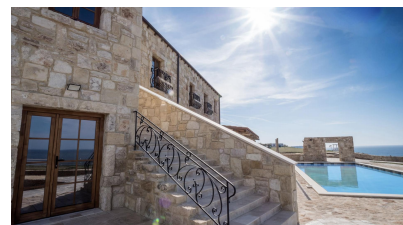


Ref: G0064

A stone jewel eight kilometers south of Cape Kaliakra for sale

**4,500,000
EUR**



Investment type : For sale
Property type : Hotel
Bedrooms : 15
Restaurants : 2
Hotel area : 1620

Price in Euros : 4,500,000 EUR
Price in US Dollars : 4,639,175 USD

Country : Bulgaria
Condition : Turnkey

We are pleased to present to you a five-star escape from reality - a panoramic and open space property representing the ideal scene for special outdoor events - wedding celebrations above the magical reflections of the endless blue sea, among vineyards, in the spirit of Tuscany. It is also suitable for yoga retreats and art therapies given the spiritualizing, mystical energy of the surrounding views. Magnetic nature, ecological design and modern installations.

It was built using all the ancient and modern techniques of stone masonry, including the necessary reinforced concrete structure, in which a metal beam was installed for the volume between the floors, which accommodates the installation of the entire infrastructure of the property. Antique roof tiles were used.

The property is built from nearly 1600 cubic meters. cut stone and walls of 60 cm (without gluing and imitations, but with real construction of the wall). A lobby bar, a restaurant and an underground floor were built, in which are located: a kitchen, a tavern (restaurant), a winery, a warehouse, a technical room, etc. office premises.

HVAC /heating, ventilation and air conditioning/ is built by means of "Water-air" heat pumps giving the comfortable temperature for living through installed convector units in all rooms.

There are 19 apartments, each with its own identity and character. All interior details are executed and delivered by manufactories working on ancient technologies.

Special attention is paid to entertainment and recreation areas. 300 meters of secluded beach. Luxury and the sea intertwine into a stunning whole.

All this makes the property extremely suitable for relaxation and seclusion in nature. A haven for the senses where you can rediscover yourself.

Built with attention to every detail using state-of-the-art technologies, fully ecological materials and in complete harmony with the surrounding nature. Total floor area of 600 sq.m. Total land area of 12,884 sq.m. No neighbors.

It is located about 60 km from Varna airport and about 17 km from Balchik airport. Directly on the seashore in the attractive natural and archaeological reserve of Kaliakra. The area offers an exceptional combination of untouched nature, clean water, wide beaches, caves and fresh air.

Price: 4 500 000 EUR - The price is without VAT.

For more details you can visit the following site: <https://lerocher.bg/en/>

