

Ref: G0198

Historic B&B, Event Center, and Private Residence in the heart of Portugal

**2,998,000
EUR**



Investment type : For sale

Property type : B&B

Bedrooms : 11

Restaurants : 1

Hotel area :

Price in Euros : 2,998,000 EUR

Price in US Dollars : 3,090,722 USD

Country : Portugal

Condition : Turnkey

VIDEO OF THE PROPERTY > [CLICK HERE](#)

Originally built in 1466 by the Count of Atalia and lovingly maintained by the same family since 1892, Casa do Patriarca is a true gem, full of history and elegance, located in the center of Atalaia, in the district of Santarém. Just one hour north of Lisbon International Airport, this unique property offers quick access to some of the country's most beloved destinations: 17 minutes to Tomar, 31 minutes to Fátima, 55 minutes to Coimbra, and about two hours to Porto.

The property brings together three distinct spaces in one harmonious ensemble: an elegant guesthouse, a spacious five-bedroom (T5) residence on the upper floor, and an approximately 600 m² event center, all located on the main plot. Two additional adjacent parcels, currently used for parking and gardens, are prepared for future projects or expansion.

The gardens, enclosed by charming stone walls, invite rest and contemplation, with serene ponds and fountains, mature and meticulously maintained landscaping, a traditional water wheel, multiple terraces, annexes, and parking for up to 30 vehicles.

The Guest House

Offers comfortable accommodation for up to 10 guests (or 16 with extra beds), spread across six spacious bedrooms, each with an en-suite bathroom. The common areas include a cozy kitchen, a formal dining room with a fireplace, an intimate living room, a glass-enclosed breakfast area, and a welcoming reception area. There are also generous support spaces for laundry and storage. Architectural details such as exposed beam ceilings, hand-painted tile frescoes, and built-in window seats give the house an authentic and sophisticated Portuguese charm. Fully operational, it is sold furnished, including linens and branded materials, allowing new owners to start welcoming guests immediately.

The Event Center

Built in 2012, this space has approximately 600 m² (400 m² for events and 200 m² for kitchen, storage, and restrooms). Licensed to host up to 500 people, it offers a versatile, climate-controlled environment, with two floor-to-ceiling glass walls that provide abundant natural light and seamless connection with the gardens. Ideal for weddings, parties, corporate retreats, banquets, and seminars, it features a fully equipped industrial kitchen, large preparation and storage areas, and guest and service restrooms. The space is also equipped with a sprinkler system and a recent roof.

The Private Residence

Located on the upper floor of the guesthouse, the private residence features four bedrooms, three bathrooms, a spacious kitchen, living and dining rooms, and a cozy intimate lounge. A wrap-around private terrace offers magnificent views of the gardens, the event center, and the surrounding vineyards. A large attic, spanning almost the entire area of the residence, provides additional storage space or future adaptation possibilities.

Bullet Points:

Historic Inn

- 6 guest suites
- Indoor and outdoor terraces
- Kitchen for guests
- Fully furnished and turnkey operations
- Large service and laundry area

Event Center

- 600m² event center for 500 guests
- Industrial kitchen with prep and storage zones
- Ample parking for up to 30 vehicles
- Floor to ceiling glass walls
- Catering entrance

Private Residence

- Private 5+ bedroom residence
- Panoramic terrace
- Large attic with expansion potential
- Formal dining and living rooms
- Ornate architectural details

Gardens & Grounds

- Landscaped gardens with pool, fountain and terraces
- Two empty parcels for expansion or future development
- Irrigation system from bore hole and cistern

For more information as well other properties, contact:

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