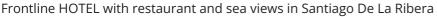


## 18 soverom Forretningseiendom til salgs i San Javier, Murcia 1.275.000€









This prime beachfront hotel offers an exceptional investment opportunity in the heart of Santiago de la Ribera, a bustling resort town on the renowned Mar Menor coast. Featuring 16 well-appointed en-suite guest rooms, each with lift access and breathtaking sea views, this hotel provides a fantastic base for year-round tourism.

On the third floor is a private apartment for the owners.

## Property Overview:

Ground Floor (170.56m²): Welcoming reception area, stylish bar/restaurant, and restrooms. First Floor (176.10m²): 8 ensuite guest bedrooms. Second Floor (176.10m²): 8 ensuite guest bedrooms. Third Floor (67.20m²): Essential laundry, boiler room, and maintenance area + private apartment Floor: Dedicated covered space for installations and solar panels.

## **Operating Details:**

Annual Property Tax: €5,000, which is potentially reduced to €2,500 with available Town Hall assistance. Guest Room Rates: Low season: €55 per nightHigh season: €75 per nightUtilities: Water: Approx. €800 per month €1,500 per month

## Prime Location:

Santiago de la Ribera is a thriving year-round destination, offering unparalleled access to Murcia International Airport (25 mins) and Alicante Airport (1 hour), with major motorways just 5 minutes away. This hotel's enviable location not only maximizes tourism potential but also provides easy accessibility for visitors from around the world. Investment Potential:

Currently rated 2 stars, the hotel boasts a unique opportunity for growth and upgrades. Whether you're looking to expand amenities, enhance service offerings, or elevate the brand, this property offers remarkable potential. To truly appreciate this investment viewing is assential.

18 soverom

Furnished

✓ Storage Room

Solarium

TV and telephone connections

■ Built-in/lined wardrobes

≟ 19 bad

✓ Lift

Laundry room

Electricity

✓ Indoor lighting

☑ Showerscreen in bathroom

↑ 770m² Bygg størrelse

Air conditioning

Heating

☑ White goods

Outdoor lighting

Rental license