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Exposè 2323

4STARS HOTEL ON UPPER GARDALAKE

PLACE: The Hotel is located close to the old downtown.

LAND: 3289 sqm

SURFACE: The surface of the hotel is 4.685 sqm (without balconies and terraces).

Total volumetry 15.300 cm., of which 910 as underground

The Hotel has got 81 bedrooms with 160 beds.

There are also 2 restaurants, one on the ground floor and one in the basement for the

weddings, conferences etc (350 seats). The Hotel owns also a Beatuy Farm.

CAR SLOTS: 45

NOTES: The Hotel is in very good conditions; in the past years the ownership did a renovation

of all the bedrooms, the kitchen, the dining room and the Beauty Farm.

There is the possibility to build a new floor.

The Hotel has got also a beautiful garden and a pool.

Annual Turnover: in average € 2.000.000/year

PRESENCES: 30.000 in the past year, half as half board, half as B&B.

PRICE: average € 50/day (half board)

SELLING PRICE: On request

COMMISSION: 3,66% IVA incl.