DIVINEHOME®

Imobiliária | Real Estate

Luz de Tavira e Santo Estévão 1,250,000 €

Ref: SVP1650-A

Dreaming of your B&B in de Algarve? This Bed & Breakfast has 10 bedrooms, 11 bathrooms, a pool and a garden. Fully equipped with quality furniture, linen and all other items needed to run the business; all lis included! This B&B is located near Tavira and Praia do Barril beach. You can also visit Spain in 35 minutes and the airport of Faro is located on a 40 minutes drive.

468sm | 1200sm | 10 | 11 | YES

Largo de S. Sebastião 17, 8150-139 S. Brás de Alportel • **Tel:** +351 289 841 751 • **AMI:** 11606

www.divine-home.pt | info@divine-home.pt

This running Bed & Breakfast is located just 3 km from the city Tavira and near Barril Beach. A perfect location all-year round for guests to stay at this B&B. The property has an official "Turismo Rural" utilisation license which makes it possible for you to start your rental actitivities quickly when purchasing this property.

The entrance leads you into the reception area which extends into the lobby with fire-place. In this area is are two guest toilets of which one a large guest toilet, offering space for people with reduced mobility. The property is fully equipped with air-conditioning.

From the lobby two hallways lead you to the guest bedrooms.
Going down the hallway adjacent to the guest bathroom, you have 4 bedrooms all with direct access to the exterior and all with en-suite bathrooms . Halfway down the hallway is a large cupboard with additional linen.

The other hallway at the other side of the lobby leads to the remaining 6 bedrooms. Also all of these with access to the exterior and with en-suite bathrooms.
The 5 largest bedrooms also have a sofa-bed increasing the rental possibilities.

Further a large breakfast room where the breakfast buffet is currently served and to complete the interior is the staff area consisting of; a laundry room, bathroom, staff room for meetings and or meals, large fully equipped stainless steel kitchen, dish washing area and storage rooms.

This Bed & Breakfast has great access from a tarmac road onto the parking. From the parking, a small electric gate gives you access to the path which leads adjacent to the pool through the garden up to the reception entrance. A large gate at the rear of the property is used for suppliers and maintenance.

Always dreamt of your own B&B in the Algarve? This can be your dream come true.

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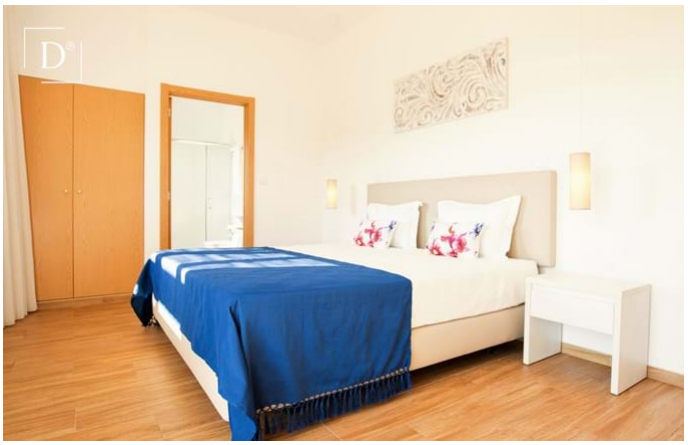

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General details

- Year of construction: 2016
- Type: Detached
- View: Countryside views, Pool view, Garden view
- Pool: Communal pool
- Outside area: Communal garden, Terrace / Balcony
- Heating
- Water: Mains water
- Sewerage: Mains drainage
- Furnished
- Wheelchair accessible

Interior details

- Heating : Airconditioning (heating + cooling)
- Warm water: Solar Panels
- Insulation: Double glazing
- Furniture: Furniture included
- Kitchen: Fully fitted
- Bathroom(s): Shower
- Bedroom(s): Built-in wardrobes, Airconditioning, Access to terrace, En-suite bedroom(s)
- Other areas: Pantry, Storage / utility room
- Lay-out: Ground floor
- Energy certificate: B-

Exterior details

- Pool: Communal
- Outside area: Communal garden, Fenced/walled terrain, Electric gate , Terrace / balcony, Automatic irrigation
- View: Countryside views, Pool view, Garden view
- Sewerage: Mains drainage
- Water: Mains water
- Beach: 10 min. by car
- Golf course: 10 min. by car
- Supermarket: 5 min. by car
- Restaurant: 5 min. by car
- Health centre: 10 min. by car
- Airport: 40KM
- Ownership: Portuguese Lda (On-shore)