

## 6 bedroom Villa for sale in Antas, Almería

675,000€



Established business with good rental income for sale. Well-established bed and breakfast in Antas (Almería).

Fully renovated property, fully operational and with a proven income stream. Strategic location: a quiet setting just 3 minutes from the centre of Antas and 15 minutes from the coast. Ready to operate from day one.

The property sits on a plot of over 4,000 m<sup>2</sup> and is designed to maximise profitability:

It features 4 fully self-contained suites, each with its own bathroom and private outdoor area at the entrance, facing the communal pool area. A highly sought-after layout that guarantees privacy and high occupancy.

The main building houses the large dining room where breakfast is served, alongside a fully equipped kitchen available for guests use. In this same building there is a 5th family suite, comprising two bedrooms (one double and one with twin beds), a spacious, modern, recently refurbished bathroom and a pleasant private patio with a chillout area.

The upper floor of the main building serves as the owners private residence, with a carefully designed layout that is completely separate from the business, facilitating the day-to-day running of the business without compromising on privacy.

The outdoor areas are one of the property's greatest assets: a mature garden featuring a swimming pool, barbecue area, three Balinese beds and two shaded dining areas, one under a pergola and the other in a teepee-style structure. An environment designed for the customer experience and loyalty.


The property continues to expand and has additional land to extend services, including the possibility of developing a

 6 bedrooms

 6 bathrooms

 328m<sup>2</sup> Build size

 4,488m<sup>2</sup> Plot size

 Swimming Pool