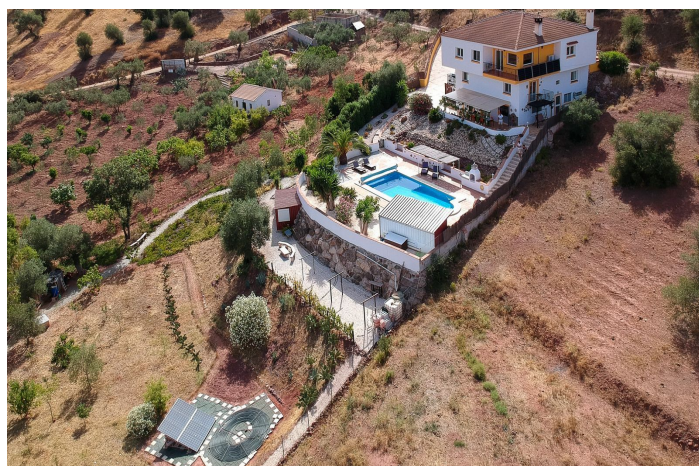


## Lit et petit déjeuner à vendre à Almogía

625 000 €

Référence: R4782553    Chambres: 7    Bain: 5    Terrain: 5 000m<sup>2</sup>    Construite: 414m<sup>2</sup>    Terrasse: 50m<sup>2</sup>





## Malaga Inland, Almogía

Successful B&B available for sale. This popular B&B, with hundreds of 5-star reviews, is located just 27 km from Málaga Airport. Within a half-hour drive, you find yourself in a completely different world, praised by guests who enjoy the tranquility, space, and nature. The spacious property, over 400m<sup>2</sup>, is only 2.5 km from the white village of Almogía, which offers all amenities, several dining options, and Spanish charm. Good to know that it is only a 3,5 km drive to the A7075 highway to Málaga.

The property consists of three floors. On the ground floor, behind the sun-shaded veranda, there is a spacious common area for guests. Here, breakfast can be served in the winter, guests can relax by the TV and fireplace, and the space is also highly suitable for meetings, workshops, or yoga sessions. Behind this area, there is a large storage room and access to a 20,000-liter underground water reservoir. There is also a water descaler and a 750 liter backup for emergency moments. Water is an interesting feature of this property. It is connected to city water, but the current owners have perfected a water recycling system. Every drop of water, whether from the gutter, toilet, or shower, is collected and reused. Every liter of water is used at least three times.

In addition to the water system, the current owners have renovated and maintained the rest of the property to perfection. There is double glazing throughout, ample solar panels, and even the pool is heated by solar energy. Around the large pool (11.5 x 5 meters), there are various seating and lounging areas and a covered veranda/bar. One terrace lower, we find the rest of the plot with a workshop, chicken coop, and various fruit trees. This area is also popular among guests with several relaxing places.

Besides the five guest rooms (including one family room), each with airconditioning and own bathroom featuring a walk-in shower, toilet, and sink, there is ample private space for the owners. They have a large living room with an open kitchen, wood stove, and access to a private terrace. Additionally, there is a spacious bedroom with a walk-in shower and sink, a second bedroom (currently used as storage), a toilet, and a large walk-in closet. On the frontside of the house there is a large private terrace to get your daily sunshine in summer and winter.

This is a property with surprising possibilities, in an excellent location, close to the airport and the tourist attractions of the region, and fully ready to move in. All furniture (excluding some personal items) is included in the asking price. Additionally, the future owner can get a head start with a large following on Facebook (+4000), a website with an existing Google ranking, a customer base, and hundreds of 5-star reviews. A video tour is available for interested parties. Financial records can also be reviewed after signing a confidentiality agreement. As this is an operational B&B, proof of funds will be required before a viewing can be scheduled. Of course the property can be used as a holiday (rental) home as well, featuring 7 bedrooms, 5 bathrooms, 2 kitchens etc!



## Spécification:

### Caractéristiques

Terrasse couverte  
Sol en marbre  
Double vitrage  
Armoires encastrées  
Buanderie  
Fibre optique  
Bar

### Vues

Montagne  
Panoramique  
Pays

### Piscine

Private

### Jardin

Private  
Aménagé

### Services publics

Électricité  
Eau potable  
Panneaux solaires photovoltaïques

### Orientation

Nord Ouest

### Paramètre

Près de la ville  
Pays  
Pueblo de montagne

### Meubles

Entièrement meublé

### Sécurité

Complexe fermé

### Catégorie

Maison de vacances  
Investissement

### Contrôle du climat

Climatisation  
Cheminée

### Condition

Excellent

### Cuisine

Entièrement équipée

### Parking

Plus d'un