



1500sqm



17 bedrooms



2320sqm



balcony



8 bathrooms



400sqm parking

## Great business opportunity – a hotel with a restaurant and a conference hall in the village of Stokite, 24 km from Sevlievo

We offer you a property in the village of Stokite, Gabrovo district. The village is nestled in a peaceful and beautiful area at the foot of Stara Planina. The nearby towns are Apriltsi /15 km/ and Sevlievo /24 km/. The village has a church, a health service, a kindergarden, a shop and a café.

This interesting property offers a great opportunity for a successful business his future owners. The property we offer you is very spacious and massive building with the size of 1500sqm, distributed between 3 floors. The first floor has an entrance hall, a conference hall, a restaurant, a kitchen and 4 bathrooms. The second and the third / mansard / floor consist of 17 hotel rooms, which can be reorganised and reconstructed, and each floor has two bathrooms. The property needs renovation, but the investment is definitely worth it.

There is a large terrace in front of the building, which is perfect for a summer recreational area. The plot of land is 2320sqm. Besides the attractive location, another advantage of the property is the availability for more buildings. The area is very beautiful and suitable for holidays, so be sure that you will have as many clients as you want. The property also has 400sqm parking lot.

This property also offers peace and tranquillity and clean mountain air. This is a perfect place for complete relaxation among the unique nature. Nearby is located the Batoshevo Monastery. 2 rivers run through the village, making the landscape attractive and giving the opportunity for sunbathing, picnics and fishing. Walking into the mountains can take you to the borders of Central Balkan National Park, villa Mazalat or some of the hills, where you can see the entire village and to admire of the beautiful nature in the Balkans

REF: 5462/013

Euro 225,000

## FEATURES

- Attractive tourist area
- Near a monastery
- Beautiful nature
- Next to a river
- Fresh air
- Business Opportunity
- Guest house/hotel
- Needs renovation
- Massive building
- Reconstruction project
- Electricity
- Water
- Central sewage
- Large plot
- Parking spaces
- Asphalt road
- Easy year-round access



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These particulars are set out as a general outline only for guidance to intending purchaser(s), specification and condition of property and any appliances cannot be guaranteed.