ESTATE BARCELONA

Propiedades residenciales / Casas y villas / Costa del Sol / Estepona

casa en Estepona

Estepona, Costa del Sol

1100000 €

REF	SUPERFICIE	BAÑOS	DORMITORIOS
STPN1	269 m2	4	4

VER EN EL SITIO WEB

Hotel in Horta-Guinardo

2-star hotel next to the Sagrada Familia and Sant Pau Hospital, two modernist monuments that welcome millions of tourists every year. Surrounded by all kinds of businesses, restaurants and cafes thanks to its proximity to Avenue Gaudí. Very well connected to the rest of Barcelona by public transport, close to Sant Pau – Dos de Maig metro station.

• Built-up area: 868 m². • Year of construction: 1991 • Status: comprehensive renovation and new lease. • Floors: 5 • Rooms: 29 • Terrace with solarium on the roof • Price per room: 258,620 euros/room.

• There is a turnkey project option (fully equipped) with a lease agreement.
• Turnkey project
• Type of agreement: industrial lease agreement.
• Contract start: expected to start in 2024.
• Contract duration: 20 years.
• Mandatory Compliance: 10 years.
• Grace period: 4 months
• Guarantees: 4 months fixed income as a bank guarantee + 1 year fixed income as a corporate guarantee.

Service: • The Owner is responsible for repairs and maintenance of the property, including structural and external elements, and for replacement of equipment due to end of life or defects not due to lack of maintenance or misuse. • The tenant will be responsible for regular maintenance of the interior of the building.

• Gross profitability:
• Year 1: 6.57%
• Year 2: 6.68%
• Tod 3: 6.80%
• Year 4: 6.92%
• Year 5: 7.03%

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The British College of Gavà
Restaurant La Pineda Gava Mar
C-31
Av. d'Europa
Restaurant EUROPA Barbacoa
S
Torreon Restaurant
David Lloyd Gavà M
GAVÀ MAR
Carrer de Calafell
Google
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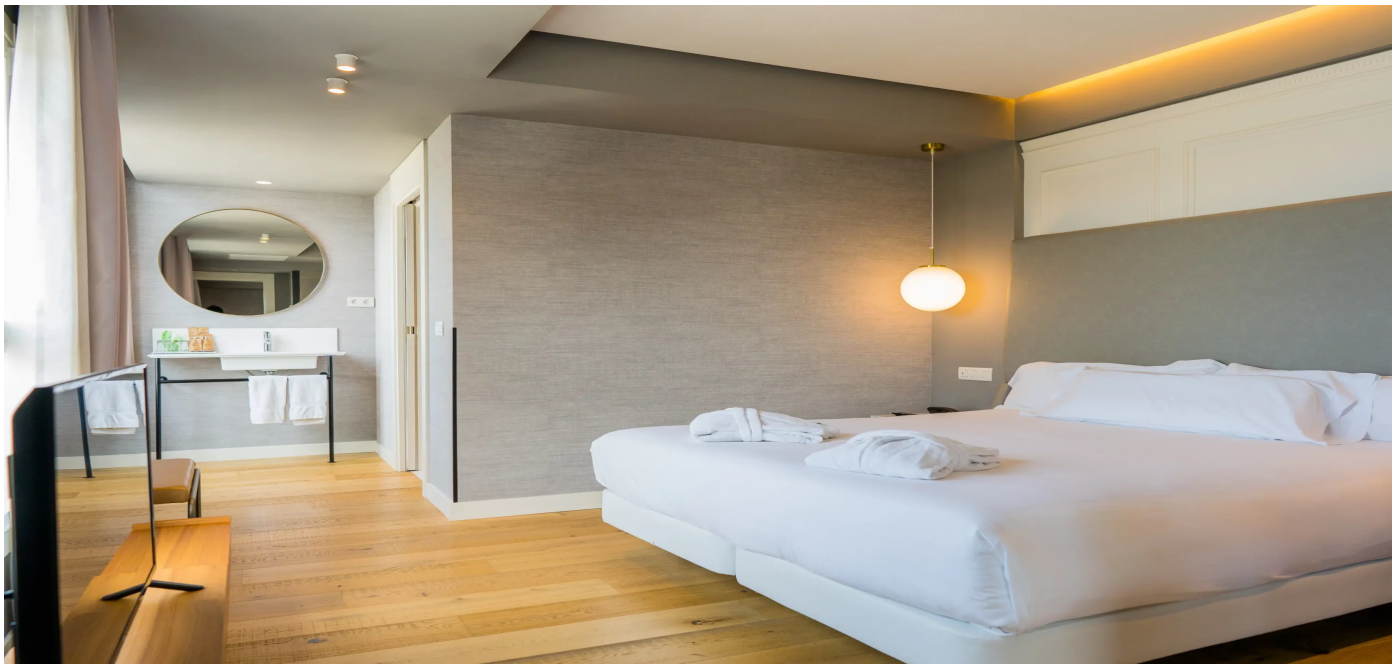

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Ronda Sant Pere 21, 1/3, Plaza Urquinaona), Barcelona, 08010
+34 932 205 680

Avinguda Vila de Blanes 135, local 4, Lloret del Mar, 17310
+34 872 585 017

office@estate-barcelona.com

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