



## Alicante (Costa Blanca) - Santa Pola

- Negocio

Ref. 10693m/3645

299.000€



4 BEDROOMS



0 BATHROOMS



92M<sup>2</sup>



0M<sup>2</sup>



IN PROCESS



Two-bedroom loft-style guesthouse (37 m<sup>2</sup> and 31 m<sup>2</sup>), accommodating up to four people per room (2 bedrooms + 2 sofa beds), located 50 meters from Levante Beach and 300 meters from La Glorieta. Currently operating. Opened summer 2025. High-quality materials, air conditioning, TV, LED lighting, Wi-Fi, and very spacious bathrooms. Opening license issued by the City Council. Fully registered with the Tourism Registry of Comunidad Valenciana. Sale Price: €299,000. NOTE: The sale price for the advertised property does not include Property Transfer Tax (ITP) or VAT, nor notary and registration fees. Transparency Clause and Breakdown of Expenses (Law 10/2025) Profitability Report: For a guesthouse of this type in Santa Pola, the estimated sale price is between €330,000 and €390,000, depending on the final net return and the finishes. A reasonable purchase price for an investor, seeking a 7-8% return, would be approximately €350,000. 1. Estimati...

## key features

- Bedrooms: 4
- Energy Rating: In process
- Distance to beach: 0Mts.
- Built: 92m<sup>2</sup>
- Year of construction: 1998

## Characteristics

- Exclusiva