



**2.450.000€**

**RURAL HOTEL EN SAN AMBROSIO, BARBATE**

REFERENCE	Bedrooms	Toilets	M²	M² PLOT
000785	20	20	3197	10000

Cortijo (farmhouse) for sale. Currently and for the last 18 years, the property has been used as a Rural Hotel. Located in San Ambrosio, in the heart of the Natural Park of La Breña, between the towns of Barbate, Vejer de la Frontera and Los Caños de Meca, very close to the wonderful beaches on the Cadiz coast, Costa de la Luz; and with stunning views of the entire region of La Janda. The property is distributed in several areas; the hotel with 15 rooms, each with private bathroom and its own terrace, bar-cafeteria / reception, restaurant with large industrial kitchen, multipurpose rooms / warehouses (rooms that could be renovated to increase the number of rooms available in the hotel), common patios, four houses, parking area, magnificent pool and garden. Everything surrounded by vegetation and trees, within a natural environment, perfect for a sustainable tourism.

Emblematic and historic place of great cultural interest. It houses the largest dovecote in the world, very visited throughout the year, a great fit for lovers of nature and the great outdoors that would like to enjoy the countryside, beach, trails, marshes, local gastronomy, and endless experiences that the area has to offer.

For more information, please do not hesitate to contact us.

In accordance with Decree 218/2005, of October 11th, the client is informed that the notarial, registration, P.T.T. (Property Transfer Tax) and other possible expenses inherent to the sale are not included in the price.

<b>TERRACE</b>	<b>A.C</b>	<b>GARAGE</b>	<b>STORAGE ROOM</b>
Yes	Yes	Yes	No
<b>POOL</b>	<b>GARDEN</b>	<b>FIREPLACE</b>	<b>HEATING</b>
Yes	Yes	Yes	No