



# Hotel for sale in Quatretondeta, Quatretondeta

2,550,000 €

Reference: R4779754 Bedrooms: 21 Bathrooms: 21 Build Size: 2,000m<sup>2</sup> Terrace: 1,500m<sup>2</sup>





## Comtat, Quatretondeta

RURAL HOTEL IN THE MOUNTAINOUS HEART OF ALICANTE.

QUATRETONDETA is a mountain town in the interior of Alicante, which is surrounded by beautiful landscape riches. But before showing you the surrounding treasures, let me give you a brief description of the town. Currently it has a population of less than a hundred inhabitants whose work activity is fully dedicated to the cultivation of olive trees and their oil production, as well as almond trees. Its people are friendly and simple, standing out in their hospitality, the old-fashioned way.

As a curiosity, 7 kilometers away in a small town called Gorga, is the oldest olive tree in Spain, some 2000 years old. Also from Quatretondeta, there is access to the rocky formation of a forest of needles in the shape of friars, of spectacular dimensions. It is considered by many to be the Montserrat of the Valencian community

We present this Fabulous Hotel which is constructed of a total of 4 buildings that make up 2000m<sup>2</sup>, plus a 1500m<sup>2</sup> parking lot.

### APARTAHOTEL:

There are 6 levels of 600m<sup>2</sup> distributed as follows:

40m<sup>2</sup> with a private outdoor garden terrace.

100m<sup>2</sup> for optional use: restaurant expansion, 2 suites, therapeutic area, or whatever the client wants.

-First floor; two suites of approximately 40m<sup>2</sup> each.

-second floor; two suites of about 40m<sup>2</sup> each giving us a total of 4 rooms with elevator access.

-attic floor, intended for storage in the execution project, will be converted into housing once the final inspection of the work has been completed. It consists of about 40m<sup>2</sup>, with two large terraces.

Each suite has a private toilet, and kitchen-living room-bedroom. Equipped with heating, air conditioning, two beds, sofa bed, Wi-Fi, TV, safe. They can sleep up to 4 people if required.

Total number of rooms according to the project: 6 suites + penthouse. All floors are connected by stairs. The elevator reaches all floors.

### BUILDINGS 1 AND 2:

They consist of 4 levels of 1000m<sup>2</sup> distributed as follows:

-basement floor: elevator room, two toilets for service personnel, laundry room with freezer room, and two more storage areas.

-ground floor: reception, elevator, stairs, piano bar area, patio area, two lounges with fireplace, private business office and meeting room with access both from inside the hotel, as well as from the street as the main entrance, restaurant - between 40 and 50 diners, kitchen, pantry, refrigerated rooms, corridor with entrance for service personnel, water treatment room with softener and revitalizer.

-first floor: consists of 7 double rooms, 5 of which have a terrace-balcony. Equipped with private toilet, heating, air conditioning, safe, wifi, tv.

-second floor: consists of 7 double rooms with the same equipment as on the first floor. Four rooms have a balcony terrace. There is also a room for a gym with a balcony terrace -or any other use that is considered-. Total 8 rooms.

- attic floor; destined for a gas boiler room, a gas-supported solar energy hot water tank, terrace 1 with a Repsol gas tank, terrace 2 for air conditioning equipment.

### BUILDING 3

It consists of about 400m<sup>2</sup> distributed as follows:

-ground floor: entrance from inside the hotel and direct entrance from the street:



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Spa area, sauna, therapeutic salt cave, intestinal cleansing room, massage room, changing rooms with Turkish porcelain shower-sauna, water treatment storage room.

-Second floor: it is a multipurpose room with a maximum capacity of 60 people. Yoga, cinema, karaoke, shovel chairs for conferences or teaching. Equipped with the furniture and all the electronic components for the development of events, it has a storage room.

**PRIVATE PARKING:**

It has 1500m2 all exterior at the entrance of the village with a capacity for about 25 vehicles.



## Features:

### Features

Covered Terrace  
Lift  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
24 Hour Reception  
Fitted Wardrobes  
Gym  
Sauna  
Games Room  
Guest Apartment  
Guest House  
Utility Room  
Jacuzzi  
Barbeque  
Restaurant On Site  
Staff Accommodation  
Access for people with reduced mobility

### Setting

Close To Shops  
Close To Town  
Country  
Close To Forest

### Furniture

Fully Furnished

### Security

Alarm System

### Category

Investment  
Resale

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C  
Fireplace

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Private

### Views

Mountain  
Panoramic  
Country  
Pool  
Courtyard  
Forest

### Pool

Communal

### Garden

Private

### Utilities

Electricity  
Drinkable Water