

## hotel for sale Madrid, Valle Del Almanzora



EXCLUSIVE OFF-MARKET HOTEL INVESTMENT~4-STAR HOTEL - MADRID CITY CENTER~€60M | 7% ROI | INTERNATIONAL BRAND OPERATED~~INVESTMENT SUMMARY~161-room premium hotel with international brand management, located 200m from major transport hub in central Madrid. Turnkey operation with established revenue streams and growth potential.~Key Metrics:~~Price: €60M (with operator) / €70M (without operator)~Projected Revenue 2024: €9.5M~Net Profit: €4.2M (adjusted)~Expected ROI: 7%~Occupancy: 77%~~~PROPERTY HIGHLIGHTS~Location & Access~~200m from major railway station with high-speed connections~Walking distance to cultural district and main attractions~Central Madrid within M-30 ring road~~Facilities~~161 modern rooms with premium amenities~2 event spaces (140 guests capacity)~Restaurant and bar~366m2 private outdoor terrace with Mediterranean garden~Fitness center~188 parking spaces (exceptional for city center)~~Operational Advantages~~International brand management ensuring professional operations~Modern, well-maintained facilities~Unique outdoor spaces and parking allocation~Strong business and leisure demand~~~INVESTMENT OPPORTUNITY~ Premium Central Location in Madrid's dynamic growth area~ International Brand Backing with proven operational excellence~ Stable Revenue Streams from established market position~ Growth Potential from Madrid's tourism recovery~ Turnkey Operation with experienced management in place~~NEXT STEPS~~Confidentiality Agreement~Letter of Intent (LOI) with acquisition proposal~Detailed financials review~Property inspection~~~Mediterranean Realty Consultant~Exclusive Off-Market Portfolio~CONFIDENTIAL - Qualified investors only. All information proprietary.

### property details

Spanishestate id:	<b>6291685</b>
reference::	<b>MDR00935</b>
close to/ located:	<b>Madrid</b>
region:	<b>Valle Del Almanzora</b>
property type:	<b>hotel</b>
rooms:	<b>161</b>
property surface:	<b>15450 m2</b>
surface plot:	<b>- m2</b>

### contact

real estate agent:	<b>Mediterranean Realty</b>
	<b>Consultant</b>
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price:

**€ 70.000.000**