



For Sale & For Rent, Building, Residential Building, Larnaca, 482m²

For Sale & For Rent : € 3,000,000 | € 0

Description

The hotel is located in the heart of Larkana just a 10-minute drive from Larkana International Airport and just a 4-minute walk to Phinikoudes beachfront. The main shopping area along with cafes, bars, and restaurants lays just 100 meters away. Though located in the city center the area is quiet and calm. The property went under renovation in November 2018 and the project was finished in March 2020. The hotel consists of the ground floor and another 3 additional floors and has a total of 20 rooms. 7 rooms on the 1st and 2nd floor and 6 on the 3rd floor. Most of the hotel's columns have been strengthened to with-hold the weight of additional floors for the future expansion of the property. On the ground floor, there is a main reception area and lobby, and a cafe/cocktail bar that operates for guests and locals. It provides breakfast and specialty coffee in the morning and snacks and lunch options along with cocktails and local craft beers throughout the day and night. All meals are prepared and made in our fully equipped professional kitchen. The hotel also has a private garden with an ambient touch for guests of the hotel and bar. From the reception area, you can monitor and check all the main aspects of the hotel. Sound system with 2 separate monitors to control music in reception and lobby area and music at the cafe bar. Climate control and main operation of A/C's in all common areas and all rooms, setting min and max temperature in each area. 3 separate ways to control water heating (panels on the roof, electrical element controlled from the reception area, and the main operation monitor also at reception). 16 security cameras monitoring all main common areas on the ground floor along with entrances and exits and all corridors on the 3 floors. On the mezzanine, a private office is located along with a separate private lounge area for hotel guests. The 20 rooms of the hotel are divided into 4 separate room types: 11 standard rooms measuring from 20-22 sq. meters. 5 deluxe rooms + 1 room for guests with disabilities measuring 23 sq. meters. 3 premium suites measuring 28 sq. meters. 1 King suite measuring 41 sq. meters. All rooms are equipped with either 2 single beds or 1 king-size bed. Each room has its own wireless system, a safe, mini bar fridge, smart TV 32- or 42-inch, and private balcony.

Details

Property Type: **Building**

Status: **Available**

[Website](#)

Main Features

Property Subtype: **Residential Building** Construction Stage: **Resale**

Area

Covered Area: **482m²**



Gallery











