

Ref: G0170

## Authentic Wedding venue Boutique hotel with 10 rooms in the Heart of Cordoba province

**495,000  
EUR**



**Investment type :** For sale

**Price in Euros :** 495,000 EUR

**Country :** Spain

**Property type :** B&B

**Price in US Dollars :** 532,258 USD

**Condition :** Turnkey

**Bedrooms :** 10

**Hotel area :** 839

A 19th-Century Country Estate. Wedding venue /Retreat/Boutique hotel situated in the picturesque Campiña Sur, just 40 minutes from the historic city of Córdoba and an hour from the beaches and International airport of Malaga. Originally built at the end of the 19th century, the property has been lovingly restored, with the first renovation in 1969 and the most recent in 2002, seamlessly blending its rich heritage with contemporary comforts.

Set on nearly 6,000 m<sup>2</sup> of land, this original property invites you to immerse yourself in nature without sacrificing proximity to a local amenities. Whether you're seeking a serene family retreat or an opportunity to develop a boutique hotel or event space, this property provides endless possibilities. The expansive grounds, featuring lush gardens, a traditional wine cellar, and a sparkling swimming pool, are an idyllic setting for gatherings, celebrations, or simply enjoying the Andalusian countryside.

This elegant, traditional Andalusian manor house spans an impressive 500 m<sup>2</sup> on the ground floor, where you'll find two inviting living rooms, each with its own fireplace for cozy evenings, a formal dining room, and a fully equipped kitchen boasting modern appliances and a luxurious marble countertop. Step outside to discover a charming patio leading to an outdoor dining area, perfect for alfresco meals, and a large wine cellar.

This floor also offers two spacious double bedrooms, a bathroom, and a separate guest toilet. Additionally, a private apartment with its own living room, fireplace, kitchen, two bedrooms, and a bathroom is located on the same level, providing ideal accommodation for guests or staff.

Second Floor - another 500m<sup>2</sup>

Ascend the stairs to the second floor, where a master bedroom with an en-suite bathroom awaits, alongside five additional double bedrooms and three more bathrooms. A bright and airy living room opens onto a 10 m<sup>2</sup> terrace, offering panoramic views of the surrounding landscape.

### Exceptional Features and Celebration Space

The estate's character shines through its high-quality finishes, including iron and wood exterior carpentry, exquisite wooden interiors, and charming hydraulic flooring. With air conditioning provided by a split system and hot water supplied by an electric heater, modern conveniences are seamlessly integrated into this historic home.

Perfect for hosting large-scale events, the property boasts an expansive celebration area, including a 375 m<sup>2</sup> tent and a sprawling outdoor space capable of

**accommodating over 600 guests.** A large garage and covered parking area provide ample space for vehicles, adding further practicality.

Sold partially furnished, this property is ready to be transformed into the country estate of your dreams or a thriving business venture.

Whether you're envisioning a tranquil private residence or a unique hospitality venue, this stunning estate offers the perfect canvas in a sought-after location in the heart of Andalusia.

