

FOR SALE

THE  
**REMAX**  
COLLECTION  
CRYSTAL

The RE/MAX Collection Crystal

AGENCY — ROMA

UMBERTIDE — UMBRIA

# Hotel for sale Umbria - operational accommodation 3 stars

€ 3.798.000

PRICE

3522 m<sup>2</sup>

SQUARE METRES

5

ROOMS

# The Spaces



## DESCRIPTION

# Hotel for sale Umbria - operational accommodation 3 stars

In Umbertide (PG), we offer for sale a 3-star hotel located along the Via Tiberina, in a strategic and easily accessible location, ideal for intercepting tourist and business flows throughout the year. A solid, active and recognized receptive structure, able to operate with continuity thanks to an established model and a highly visible location. The hotel was born and grew from a family management deeply linked to the Umbrian territory, where hospitality has never been standardized but built over time as an authentic value. An identity that is reflected in customer loyalty, in the reputation of the facility and in the quality of the experience offered. The property is spread over four above-ground levels plus a basement, for a total of about 3,500 m<sup>2</sup> indoors, surrounded by more than 5,000 m<sup>2</sup> of outdoor spaces. Three floors are already fully operational, while the top level represents a concrete opportunity for development, ideal for the creation of new superior rooms, suites or higher-level accommodation

solutions, depending on the investor's vision. The property currently has 35 rooms of different types, for about 80 beds, plus 13 new rooms under completion, created from a previous meeting space on the ground floor. An intervention already underway that will soon bring a significant increase in value and accommodation capacity. The common spaces complete an offer designed for mixed leisure and business clientele: indoor restaurant with about 80 covers, bar, breakfast room, meeting room, SPA and advanced logistics services, including loading/unloading area with cold storage and direct connection to the kitchen. Outside, the facility offers parking for guests, yard for coaches and trucks, covered garage, infrastructure for electric mobility, and a recently built 82 kW photovoltaic system, a testament to the focus on efficiency and sustainability. This is an already high-performing hotel, not a project to be relaunched, with stable demand and ample room for development still untapped....

 **3522 m<sup>2</sup>**  
AREA

 **5**  
ROOMS

 **20**  
BATHROOMS

 **€ 3.798.000**  
PRICE

## FEATURES



STARTED



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## CONTACTS

### Book a visit

Contact us for more information  
or to schedule a viewing.



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