



HOFFMANN & VALDEZ

REAL ESTATE



City Hotel Sitges



Investment opportunity!

This hotel in the CENTRE of Sitges (Barcelona) with 20 rooms and 20 bathrooms is in a very good condition and with little effort you can create a real oasis of well-being for your guests.

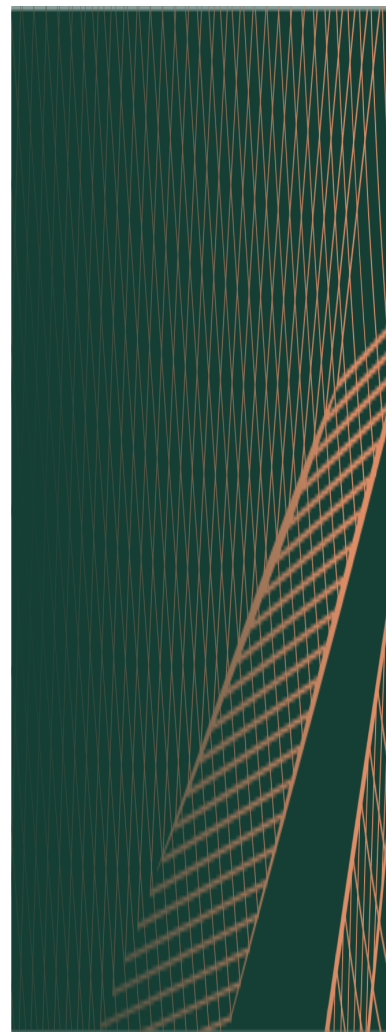
The lift was newly installed for 100,000€ just last year. The hotel is divided into 4 floors, 8 rooms also have a balcony.

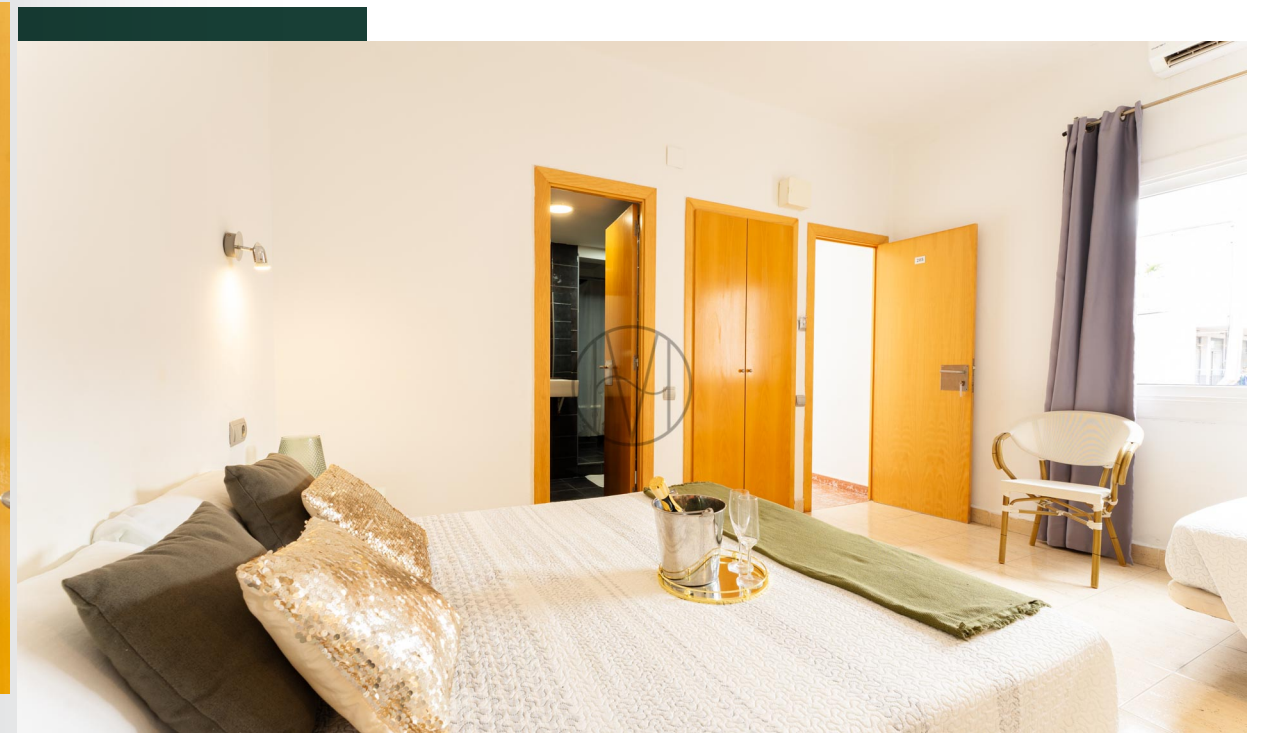
Each room has air conditioning, TV, curtains and a built-in wardrobe.

On the ground floor there is a new kitchen, the laundry room and space for a dining room, currently being renovated to make even better use of the available space.

The hotel has been successfully operated for over 20 years.

object number	price
20	€2.969.000
land area	living space
156 m ²	565 m ²
year of construction	Rooms toatal
1961	22
✓ center	✓ kitchen
✓ balcony	✓ 20 bedrooms
✓ 20 bathrooms	✓ terrace
✓ air-con	✓ reception
✓ laundry room	✓ entrance hall
	✓ lift









First floor

Bedrooms

Bathrooms

Terrace





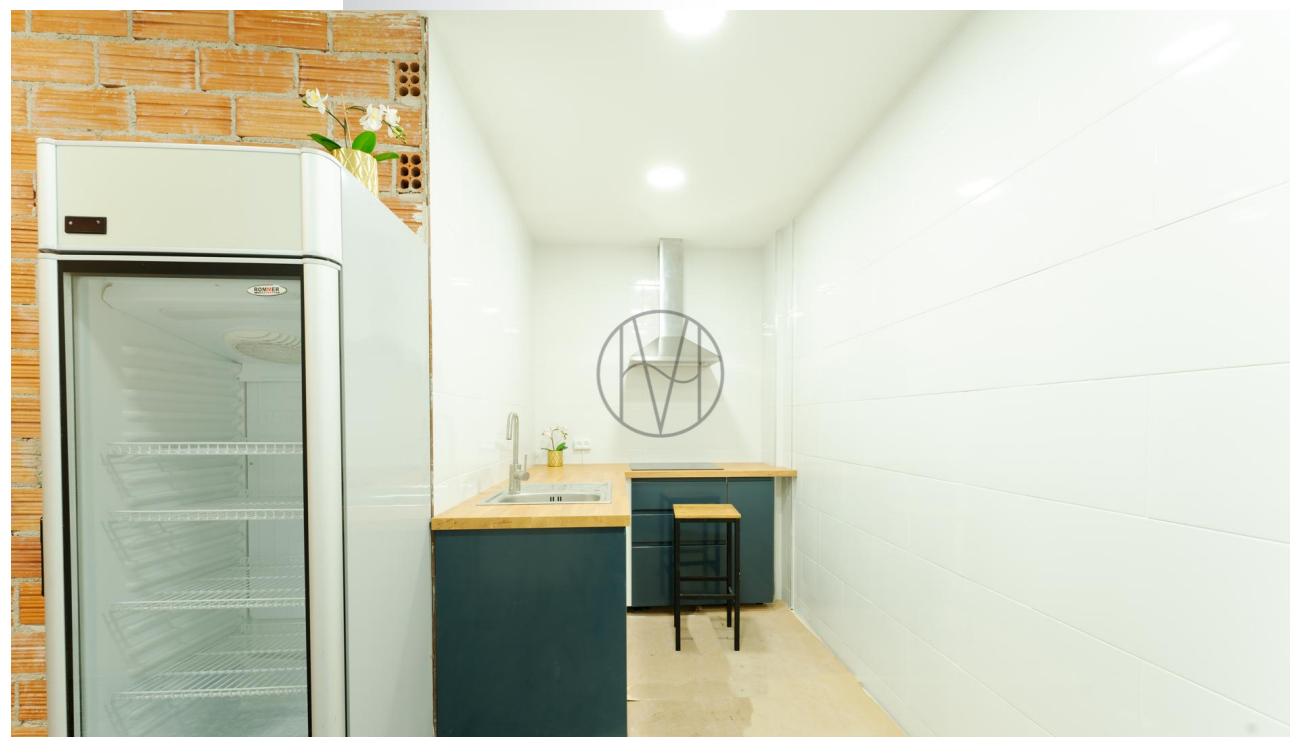
ground floor

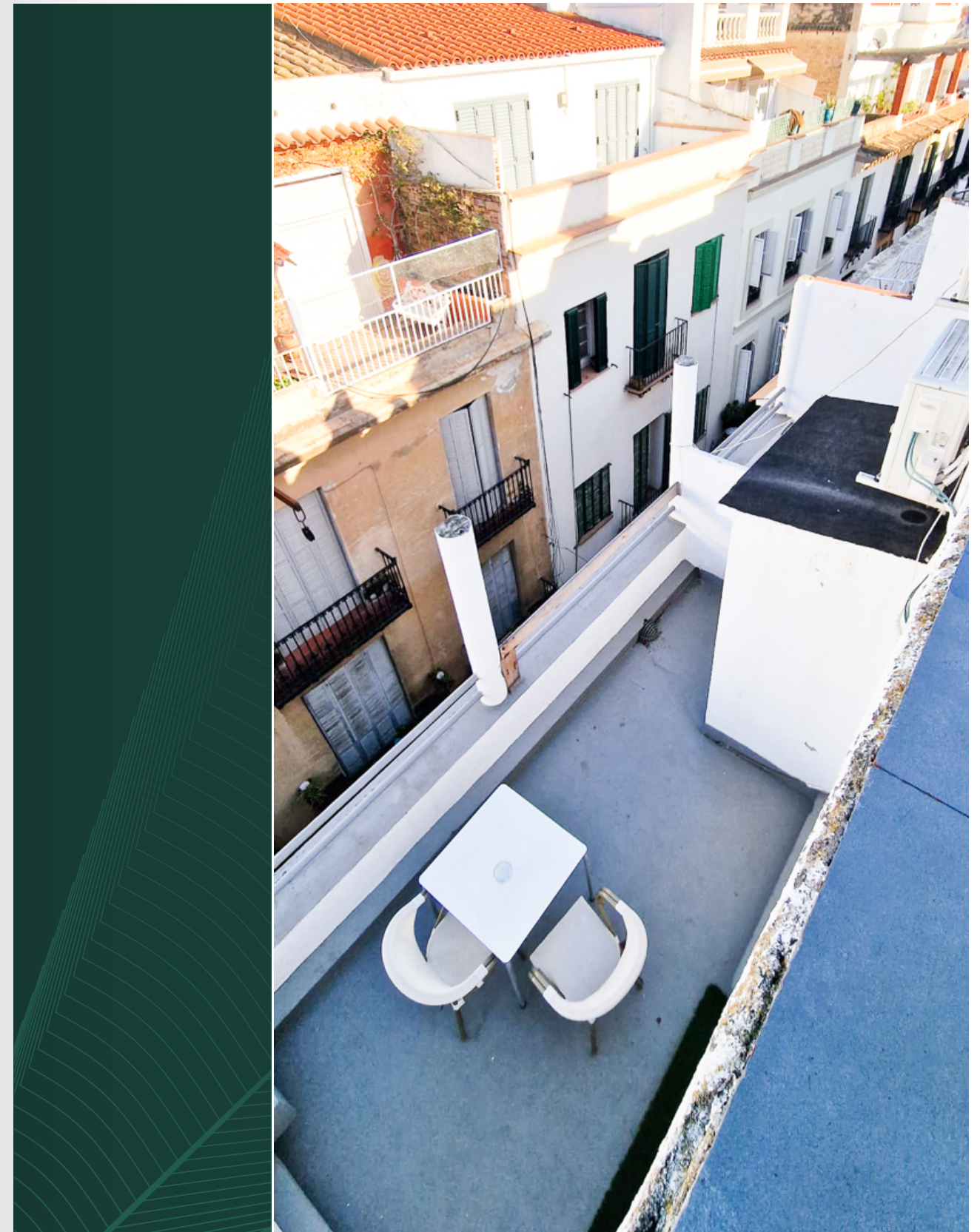
kitchen

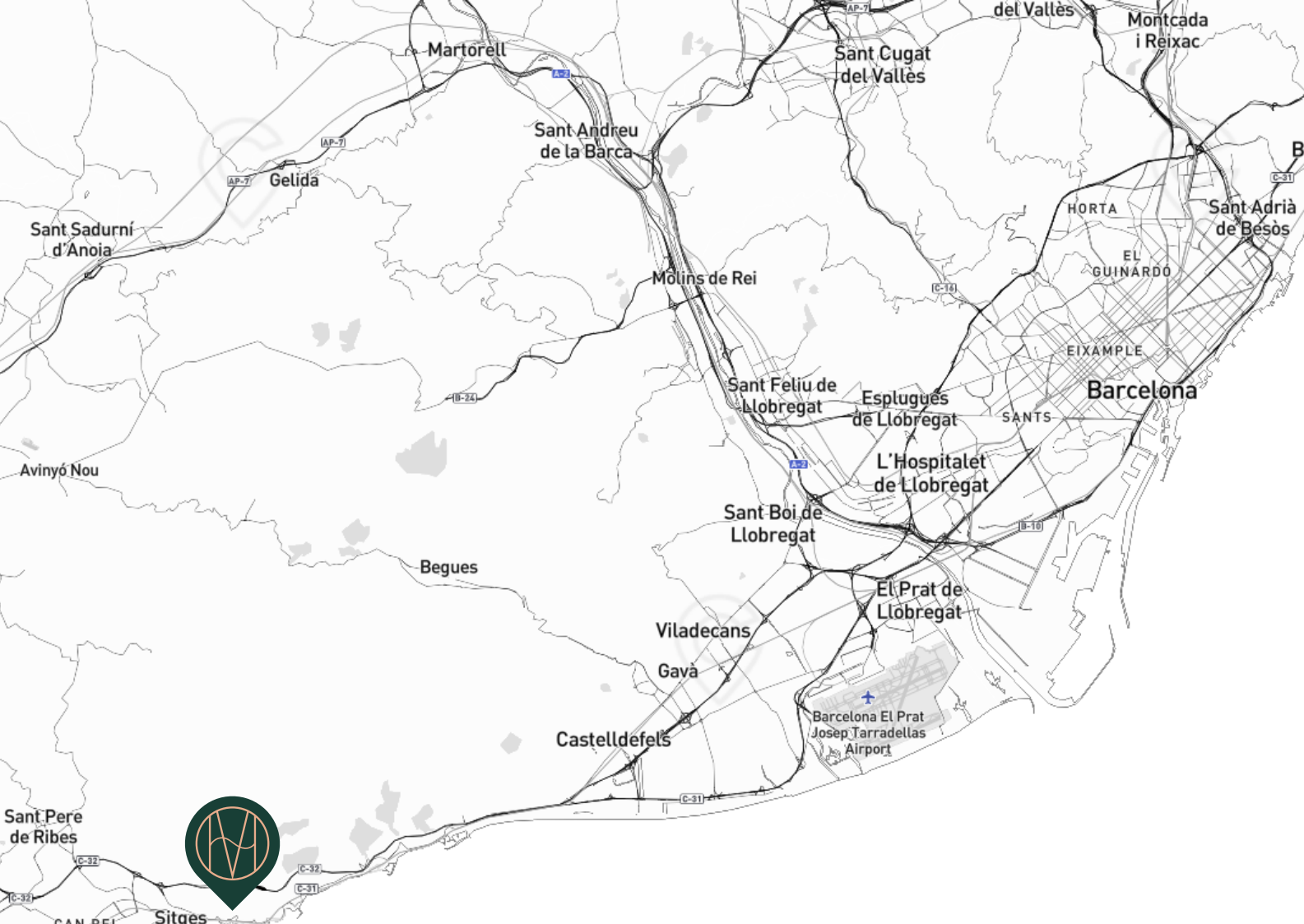
lift

reception

entrance hall







Sitges

This villa is located in Sitges, a small but very special town in Spain, right next to Barcelona. This small town has its own unique charm that you have to experience to understand why Sitges is so popular.

You feel at home and welcome, the warm air of the sea makes you remember the best holidays

and moments every time. There are so many ways to spend your day, such as a nice walk on the beach along the generously wide promenade or a day on the center of Sitges.

At any time you can rent a bike or e-bike to go on a cycling or hiking tour through the mountains and

taste the various delicious dishes during a break in a traditional masia.

A relaxing day at the beach, where you always have the opportunity to try out the various water sports, and for a little cooling down in between, there are all kinds of drinks to choose from in the chiringuitos.

0 km
Center Stiges

31 km
Airport BCN International

0,5 km
Supermarket

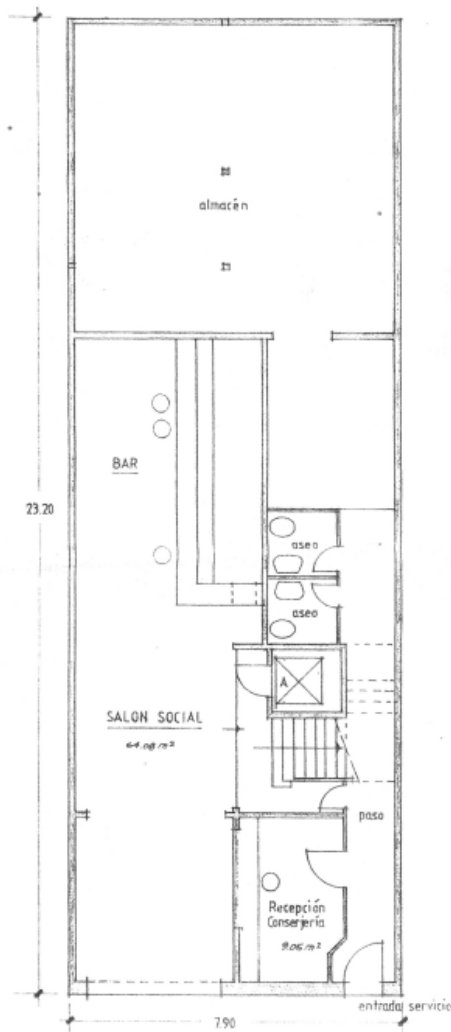
39 km
Barcelona Center

2 km
Highway

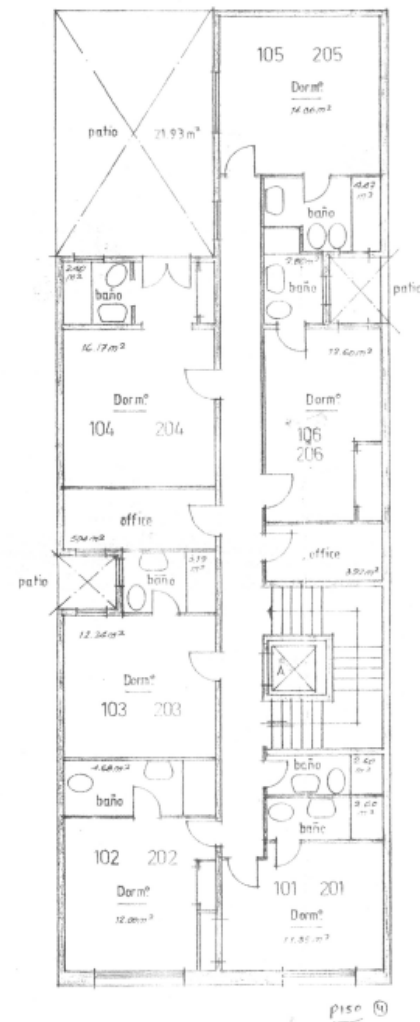
0,5 km
Hospital



Floorplan

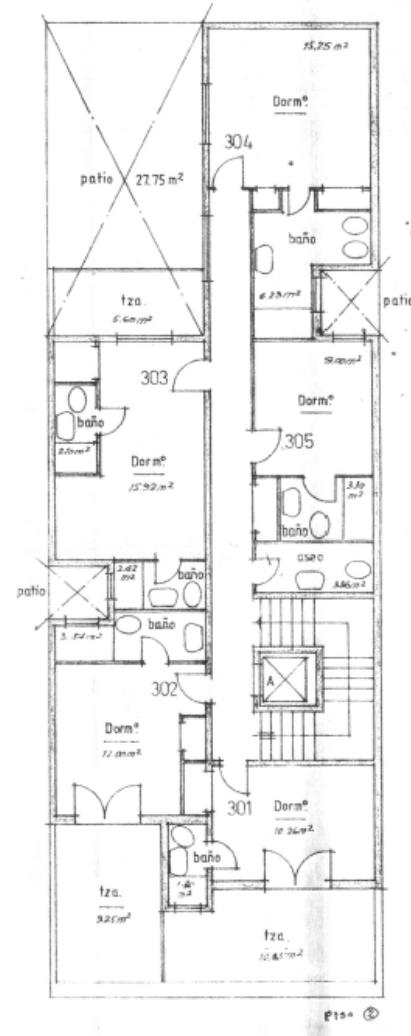


PLANTA BAJA
Sup. edif. = 183.28 m²

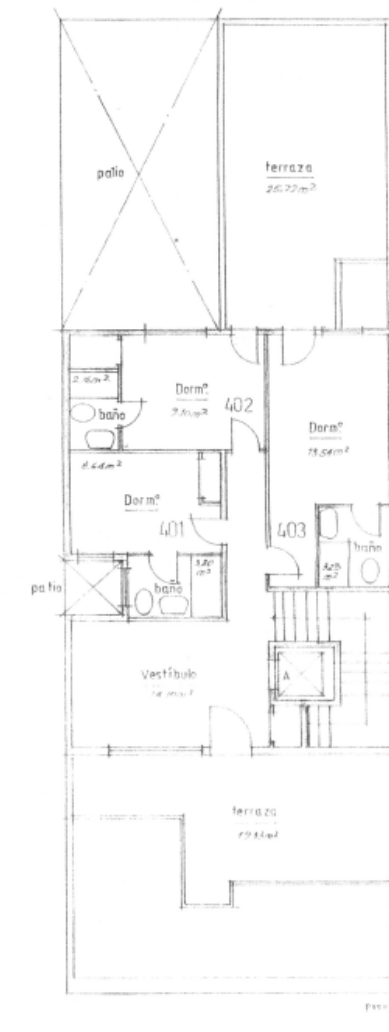


PLANTA PISOS 1º y 2º
Sup. edif. = 161.34 m²

142



PLANTA PISO 3º
Sup. edif. = 132.27 m²



PLANTA ÁTICO
Sup. edif. = 79.79 m²



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