



## Residence Hotel Malina For Sale in Pamporovo



### Agent Info

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### Listing details

Property for: Sale  
Price: EUR 659,000

### Location

Country: Bulgaria  
ZIP code: 4715  
Posted: Oct 15, 2024  
Description:  
Residence Hotel Malina For Sale in Pamporovo Bulgaria

Esales Property ID: es5553888

### Property Location

Residence Malina,  
4780  
Pamporovo,  
Bulgaria

Price in UK pounds £570,000

### Property Details

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, Pamporovo Bulgaria is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of



the world.

On offer here is the chance to invest in a 42 apartment thriving hotel business which you will own outright. There are 42 apartments in the building, and all of them are between the ground floor and the third floor. The building has a lift. All of the apartments are over 62 square meters, except for the second-floor apartments, which are over 66 and 67 square meters.

Set in Pamporovo in the Smolyan Province region, Effect Malina Residence Hotel is 150 metres from Pamporovo ski lift.

The accommodation is equipped with a dining area and seating area with a flat-screen TV and free WiFi. There is also a kitchenette, equipped with an oven, fridge and stovetop. A fireplace is provided at a surcharge. Every unit is fitted with a private bathroom, free toiletries and towels. Parking options are provided.

## ABOUT THE AREA

Pamporovo is a popular ski resort in Smolyan Province, southern Bulgaria, one of the best-known in Southeastern Europe. It is set amongst Norway spruce forests and is primarily visited during the winter for skiing and snowboarding. It is also a popular tourist place in summer. The hub of Pamporovo comprises a number of hotels and bars. It is also one of the southernmost skiing resorts in Europe. It is a family-friendly resort and suited for complete beginners and intermediates.

The resort is set in the southern Rhodope Mountains at an altitude of 1620 meters above sea level. The highest peak in the area, Snezhanka Peak (Bulgarian: ?????????) at 1928 m, is several hundred meters above the resort and hosts Snezhanka Tower. Pamporovo is around 260 km away from Sofia, 85 km south of Plovdiv, 15 km north of Smolyan, and 10 km south of Chepelare.

The resort has 55 km of ski-runs and 38 km of cross-country skiing tracks served by 18 lifts with a total capacity of 13,000 persons per hour. Seven snow-levelling machines and 90% covered with snow cannons guarantee skiers comfortable and enjoyable downhill rides. More than 100 highly qualified ski instructors, fluent in various languages, are available to aid both beginners and intermediate skiers as well as snowboarders. Some new runs have been created and there is now another chairlift in operation servicing the new Stoykite ski runs and a T-bar replaced with a fixed grip 4 Man chairlift.

The winters in Pamporovo tend to be mild, but have around 150 days of snowfall each year. This combination allows for a long skiing season at the resort. Pamporovo is renowned for its large number of sunny days during the winter, often topping 120 days from December to May. The average January temperature is 7.3 degrees Celsius (or 45.3 F).

Much of the older development of the Pamporovo resort lies to the northeast of Snezhanka. Now, to the south there is an up-market residential development called the Pine Lodge, adjacent to the Smolyan Lakes ski lift. There are plans afoot to build two golf courses and to extend the whole skiing area to the Perelik mountain. The Pine Lodge faces the south towards the land of Spartacus, within neighbouring



Greece; and a new EU-funded highway will make the Greek coast accessible by car.

in January 2010 an additional border crossing point was opened between Bulgaria and Greece which is just half an hour drive from Pamporovo by car. This brought considerable attention by tourists and media to the resort as being the only one in Europe to allow for such a short time to switch from skiing to swimming.

## MAiN FEATURES:

- 634m2 of living space
- 40000m2 plot room to develop further
- 84 Bedrooms between the 42 apartments
- 43 Bathrooms between the whole complex
- Stunning Views
- Private Parking
- Close to essential amenities such as supermarkets and pharmacies
- Close to many excellent bars and restaurants and ski resort.
- Great base from which to discover other fantastic areas of South Africa
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

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### **Common**

Bedrooms:	84
Bathrooms:	43
Finished sq. ft.:	644 sq m

### **Lease terms**

Date Available:

### **Contact information**

IMLIX ID: IX6.180.890

