

Exceptional Bed & Breakfast Opportunity: A Welcoming Haven with 6 Guest Rooms and Owners' Apartment!



INFORMATION

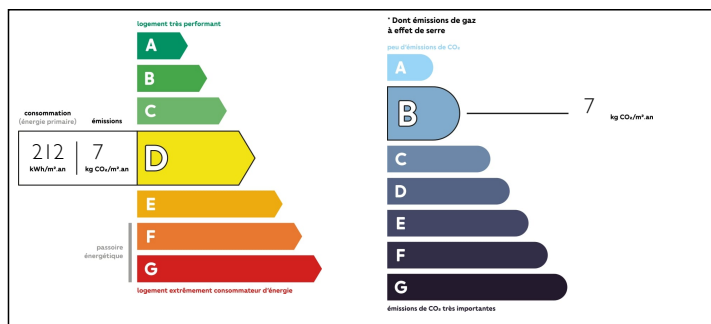
Town:	Glomel
Department:	Côtes-d'Armor
Bed:	6
Bath:	6
Floor:	178 m2
Plot Size:	0 m2

IN BRIEF

Exciting B&B Venture Awaits in Glomel Village! This inviting property features 5 charming guest rooms and owners apartment! With a spacious lounge, dining area, and fully equipped kitchen, guests enjoy comfort and convenience. The third floor offers a delightful owner's apartment, providing a perfect blend of living and business. Nestled in Glomel, a tourist hotspot, this B&B is a golden opportunity to welcome visitors to the heart of Brittany's charm.



ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Unlock the doors to a thriving Bed & Breakfast venture with this exceptional property, thoughtfully designed to cater to both guests and owners. On the ground floor, guests are greeted by a welcoming entrance hall leading to Bedroom 1, a family room accommodating four with an attached shower room and WC. The lounge/reception room provides a cozy retreat for evenings, with direct access to the garden and terrace. A well-appointed dining room and a fully equipped kitchen, easily accessible from the rear, complete the ground floor offerings.

Venture upstairs to the first floor, where the charm continues. The landing leads to four beautifully appointed guest rooms - Bedroom 2, a twin room with an en-suite shower room and WC; Bedroom 3, a double bedroom with its own shower room and WC; Bedroom 4, a twin bedroom with a family bathroom featuring a bath, shower, hand basin, and WC; and Bedroom 5, a double bedroom with an en-suite shower room and WC. Each rental room is fully equipped with a mini-fridge and tea and coffee facilities, ensuring a comfortable stay for guests.

Ascending to the second floor reveals the private apartment, currently serving as the owners' living quarters. This self-contained space boasts a spacious lounge/living area with a corner kitchen and office space. The apartment includes a double bedroom with built-in wardrobes and a shower room with WC, providing a comfortable and convenient retreat for the owners.

This property not only offers a thriving B&B opportunity but also...

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