

Profitable Tourism Property in the Heart of the Gorges du Tarn



INFORMATION

Town:	Gorges du Tarn Causes
Department:	Lozère
Bed:	9
Bath:	6
Floor:	460 m2
Plot Size:	4000 m2



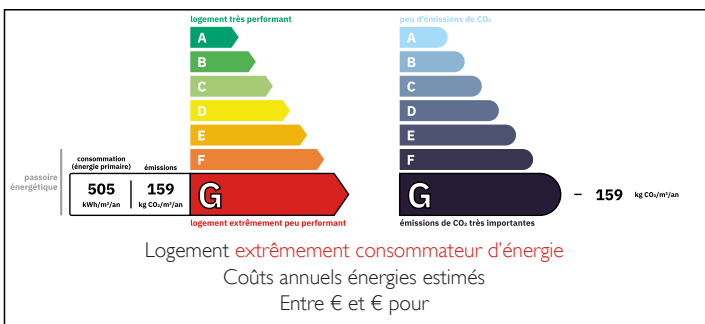
IN BRIEF

Rare tourism property in the heart of the Gorges du Tarn, already operating with established income and strong growth potential in a high-demand area.

The property includes a private residence, 2 suites, 2 cottages, an independent guest room, reception space, swimming pool, Finnish hot tubs, and several additional utility areas.

Well-maintained and ready to operate immediately, this charming estate is ideal for a hospitality business, lifestyle investment, or profitable tourism project.

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

In an area where tourist demand far exceeds supply, discover this rare opportunity in the heart of the Gorges du Tarn: a character property already operating as a successful hospitality business, with strong existing income and significant development potential.

Immediate Income Potential.

The business is already generating revenue while still offering substantial room for growth through:

- operations not yet fully optimized
- expansion of the tourism activity
- extended opening periods
- additional development and improvements

The estate includes:

- a comfortable private living area
- 2 guest suites
- 2 self-catering cottages (gîtes)
- 1 independent guest room
- a reception/event space
- swimming pool
- Finnish hot tubs
- additional utility spaces: storage, workshop, technical rooms, etc.

A charming and authentic setting, ideal for a hospitality business, events venue, or lifestyle project combining quality of life with profitability.

Key Advantages

- existing business with immediate operating potential
- strong opportunity for further development
- highly sought-after location
- well-maintained property
- ready to operate quickly
- motivated sale

Information about risks to which this property is

NOTES