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Commercial premise

Benaoján



Rooms: 10	Bathrooms: 10	M²: 927	Price: 980,000 €
Status: Sale	Property Type: Commercial premise	Reference: R4846120	Publish date: 12.06.25

Overview:**Charming Boutique Hotel for Sale in the Serranía de Ronda** Step into a world of charm and history with this beautifully restored 11-bedroom hotel, originally a flour mill, nestled along the banks of the serene Guadiaro River in the Sierra de Grazalema. Carefully renovated by its owners and designers, the hotel seamlessly blends the building's historical architecture with modern comforts. This unique property retains its rustic charm while offering an elegant and tranquil retreat surrounded by lush gardens and untamed natural landscapes, all within easy reach of popular tourist destinations. **The Hotel:** Centered around a traditional Spanish courtyard, the hotel preserves the original water channels that once powered the mill, which now flow peacefully beneath the structure. Ten beautifully appointed rooms come with private bathrooms, with some offering scenic river views while others overlook the shady courtyard. One special room boasts a private balcony facing the river, and there's also a family room featuring a mezzanine with two single beds. Additionally, there is a spacious open-plan apartment, complete with a kitchen, bathroom, bedroom, and living area, which could be converted into a two-bedroom apartment for added flexibility. A separate residence for owners or managers, located off the courtyard, includes three bedrooms,

a large living room, a kitchen, and a bathroom—perfect for on-site management or private use. **Amenities and Features:** The expansive central courtyard offers shaded communal spaces that include a reception area, a games room, a cozy living room with a wood-burning stove, and a charming dining room and bar. The large, fully equipped restaurant kitchen, along with staff facilities and storage areas, ensures the property is well-suited for running a successful hotel operation. A traditional veranda wraps around the first floor, accessible from the courtyard, and features wrought-iron railings and arches. The dining room, with high, beamed ceilings and a wood-burning stove, opens to a terrace ideal for al fresco dining with views of the river. A riverside terrace, accessible by a short flight of stairs, offers a private space surrounded by lush river vegetation and overlooks the iconic Cueva del Gato. Guests can also enjoy a generously sized swimming pool, surrounded by sun loungers and a shaded area for outdoor dining and relaxation, all while soaking in breathtaking views of the surrounding countryside. From the gardens, oleander-lined paths lead down to the river, offering perfect spots for swimming and direct access to the impressive entrance of the Cueva del Gato, a stunning underground river system within the mountains. **The Area:** Located near the picturesque village of Benaoján, this hotel is the perfect base for exploring the stunning mountainous landscapes. The area is renowned for outdoor activities such as hiking, cave exploration, and birdwatching. Visitors can also explore the charming "pueblos blancos" (white villages) scattered throughout the region, each offering rich history and beautiful scenery. Nearby national parks, including the Sierra de Grazalema and Sierra de las Nieves, provide opportunities for nature lovers to discover the area's diverse wildlife and dramatic vistas. This rare gem offers the chance to own a thriving hospitality business or an exquisite private estate in one of Spain's most beautiful natural settings.

Features: