

*UK's Leading
Business Brokers*

COACH & HORSES

Hotels & Guest Houses

Portfolio Highlights

April 2024



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Opportunities Across the Hotel Sector

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Whether you are an experienced operator or looking for your first move into the hospitality industry, the hotel sector can reap significant rewards.




As with any business in the industry, owning and running a hotel and guest house involves real commitment. With a planned approach and specialist support, buying a hotel can be a truly rewarding venture in the dynamic hospitality industry.

As specialist business brokers we have particular expertise within the hospitality sector including hotels, guest houses and B&Bs.

Take a look at a few highlights from our hotel portfolio.

If you're looking for your perfect match from hotels, guest houses and B&Bs across the UK, [contact](#) a member of our team to discuss your requirements today.

Business Locations

-  Hotels
-  Guest Houses
-  Bed & Breakfasts





For Sale

Guest House

Scottish Borders

Substantial hotel, bar & restaurant with 15 bedrooms all en-suite. 80 seated dining room & bar. 20 cater covers outside seated beer garden. Fantastic location in a busy Borders tourist town. Over £250k spent on recent refurbishment. Retirement freehold sale.

Turnover: **£812k**

FREEHOLD
Ref. 50531

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ASKING PRICE

£1,400,000

Cruden Bay Bed & Breakfast

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Lake District

Turnover: **£239k**

Character Freehouse in a stunning riverside setting. 12 En-Suite Rooms, plus self-contained flat with two beds. Bar Lounge, Games Room, Restaurant, Large Beer Garden. Set in the Lake District National Park.

FREEHOLD

Ref. **50438**

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ASKING PRICE

£500,000



Guest House

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Durham

Turnover: **£134k**

An established and profitable Guest House. 7 letting rooms and owner's accommodation. Bar and dining rooms. Well presented with an excellent reputation.

FREEHOLD

Ref. **49651**

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ASKING PRICE

£585,000





For Sale

The Coachman Hotel & Bar

North Lanarkshire

The hotel and adjoining bar have recently undergone extensive renovations. Turnover of £2.8M for year end 2023. Adjusted EBITDA in excess of £600,000. Operated by the current owners for c.15 years. Our clients employ over 50 staff with a strong second tier management team in place.

Turnover: **£2.8m**

LEASEHOLD

Ref. **50112**

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ASKING PRICE

£1,450,000

Holiday Cottages Complex

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South Wales

Turnover: **Not Applicable**

Freehold

Ref. **50845**

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Grade II listed, Farmhouse, attached B&B and Cottages. | Attached residential Cottage. | Five grade II listed barn conversion holiday cottages. | 4 grade II listed barn conversion holiday apartments. | Large & small function/event barns and Yurt. | Workshops. | Heating via wood pellet Biomass with RHI. | Landscaped grounds and gardens. | Pasture paddocks. | Set in about 4 acres of land.

ASKING PRICE

£2,500,000

Hotel

Scottish Highlands

£434,692

Freehold

50058

Located on the penultimate stop on the extremely busy West Highland Way. | 6 modern letting rooms all en-suites. | Attractive 3 bedroom owners accommodation. | Bar, restaurant, and balcony bar with stunning views.

£695,000

Victorian Lodge & Estate

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Scottish Highlands

Turnover: **£150,000**

Freehold

Ref. **49511**

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5 bed Victorian home. | 2 self-contained ground floor flats. | 6 bed detached B&B all en-suites. | 7 detached cabins/chalets all en-suites. | Planning permission to build a further 12 units. | Just under 30 acres of land.

ASKING PRICE

Bids Invited

Guest House

Weston Super Mare

£107,459

Freehold

50612

Impressive Guest House in a seaside location. | Outstanding trading location. | 8 letting rooms. | Private quarters and owners accommodation within the property. | Fee income of over £100,000 per annum.

£480,000

The Loch Ness Lodge

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Scotland

Turnover: **£486,620**

The business is a hotel for guests and a tourist attraction for day trippers. | Under current ownership since the 1980s. | 10 staff with a strong second tier management team in place. | Currently operating with 54 en-suite rooms with bar, restaurant & function rooms capable of holding 390 people. | Set on 10 acres of land.

Freehold

Ref. **50601**

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ASKING PRICE

£2,500,000

Bed & Breakfast/HMO

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Cornwall

Turnover: **£119,896**

Charming Bed & Breakfast located in a popular village setting. | Superbly presented throughout. | Excellent reputation. | 9 bedrooms. | Turnover £192,000 per annum, impressive adjusted net profit of £92,831. | Comfortable 2 bedroom owner's accommodation. | Retirement sale.

Freehold

Ref. **47864**

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ASKING PRICE

£795,000

Bed & Breakfast

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Devon

Turnover: **£133,364**

Bed & Breakfast situated on the west side of picturesque Devon. | 10 letting rooms, en suite/ shower rooms. | Huge potential to increase turnover. | Turnover over £100,000 for 2023.

Freehold

Ref. **49097**

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ASKING PRICE

£550,000

Free House with 5 Letting Bedrooms

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Barrow In Furness

Turnover: **Not Applicable**

Substantial Free House with 5 Letting Bedrooms. | Prominent town centre position, well presented throughout. | Weekly Takings £5,500 (Gross Profit circa 59%). | Terrific growth potential. | Operated under management. | Retirement sale. | Viewing recommended. |

Freehold

Ref. **50911**

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ASKING PRICE

£500,000

For Sale

Coach & Horses Inn

North West

Exceptional Coaching Inn with 7 stunning letting bedrooms. Picturesque setting in the heart of The Ribble Valley. Turnover £621k per annum (y/e 31.01.23). Operated with management team. Immaculately presented throughout. Restaurant for 62 cater covers.

Turnover: **£621k**

FREEHOLD

Ref. 50112

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ASKING PRICE

£1,100,000





For Sale

Cuilfail Hotel

Argyll & Bute

The business is a 12 bedroom en-suite hotel nestling at the foot of rolling hills. One of the oldest purpose built hotels on the West Coast of Scotland. Victorian built preserving many of its original features of that period.

Turnover: **£196k**

FREEHOLD

Ref. **47928**

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ASKING PRICE

£375,000

Cruden Bay Bed & Breakfast

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Aberdeenshire

Turnover: **£52k**

Well established B&B with fantastic views over golf course. 5 letting rooms with en suite and single letting room. 3 letting apartments, 3 bed apartment, 2 bed apartment, and a 1 bed apartment. Impressive owners accommodation and private garden. An opportunity in a spectacular location.

FREEHOLD

Ref. **50552**

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ASKING PRICE

£965,000



3-Star Hotel

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Isle of Man

Turnover: **£677k**

40 bedrooms all en-suite all of excellent size. 2 bars, restaurant/function room. Turnover £676,669 y/e 12/22. Healthy profits of £125,310 for same period. Interesting owners accommodation (TBD). Freehold business opportunity.

FREEHOLD

Ref. **50700**

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ASKING PRICE

Bids Invited



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