

Paddington Hotel Opportunity

Haven Hotel, 6-8 Sussex Gardens, London W2 1UL

Colliers

For Sale



- 35 en suite letting bedrooms
- Spacious reception lounge and lift to all floors
- Breakfast room (not currently utilised)
- Six private car parking spaces included
- Busy main road position close to Paddington station

Offers in the region of £9.5m - Freehold

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Location

Positioned towards the eastern end of Sussex Gardens, close to its junction with Edgware Road and less than five minutes' walk from Edgware Road underground station. Marble Arch is approximately half a mile to the south, and Paddington station some 8 minutes' walk away from the property. This is a very popular tourist area in London with great connectivity to all the main tourist attractions. From Paddington station Heathrow Airport can be reached in approximately 15 minutes via the Heathrow Express.

The Property

Set back from the main road on a carriage drive, this is an attractive mid-

terraced property constructed over lower ground, ground and three upper floors. There is a spacious reception lounge at ground floor level from where a passenger lift service (designated for five people) serves all floors of the building. At lower ground floor level there is a breakfast room, however breakfast is now not served in the hotel, so this room is not currently utilised. There is forecourt providing private parking for approximately six cars.

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Letting Bedrooms

All bedrooms provide ensuite facilities and briefly comprise:

- 3 single
- 10 double
- 9 twin
- 7 triple
- 3 quad
- 3 family

The Business

Now run as a very simple room only hotel, the property provided an excellent opportunity for new owners to upgrade and thereby substantially increase achieved room rate. Recent trading accounts will be provided to seriously interested parties following their viewing appointment at the hotel and upon signing an NDA.

Tenure

Freehold

Price

Offers are invited in the region of £9.5m.

Energy Performance Certificate

Awaited

Finance

Colliers is able to assist prospective purchasers by introducing sources of finance if required. Whilst we do not charge the buyer for this service, we may receive an introductory commission from the lender or broker involved.

To View

All appointments to view MUST be made through the vendors' agents who are acting with sole selling rights.

Identity Checks

In order to comply with anti-money laundering legislation, the successful purchaser will be required to provide certain identification documents. The required documents will be confirmed to and requested from the successful purchaser at the relevant time.



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Source: Edozo Maps

For more information please contact:



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