



Apple Tree Hotel

Ref: 3440579

Keenthorne Nether Stowey, Bridgwater, TA5 1HZ

Freehold: £925,000

16 Bedroom Hotel

c.1.5 acre gardens / Car Park

Excellent location near Quantock Hills

Bar & Restaurant

Detached 3 bed owner's house

Energy rating E.



Description

A 16 bedroom relaxed, informal hotel with bar and restaurant, set along a country road in South West England. The property has been extended over the years to provide an excellent lifestyle business. The oldest part of the hotel is believed to be several hundred years old, and retains period features including an original inglenook fireplace.

Location

The Apple Tree Hotel is located near Nether Stowey, approximately 5 miles from the larger settlement of Bridgwater near the Quantock Hills AONB and Exmoor national park.

Bridgwater has seen a resurgence in recent times, owing mainly to the Hinkley Point Power Station development, which is one of the largest building projects in Europe and a key demand generator for the local area.



Internal Details

Internal areas include reception, bar (28), commercial kitchen, conferencing room (20), large orangery (30), and 16 guest bedrooms. Ancillary areas include a plethora of storage areas and public WC facilities.

External Details

The Apple Tree sits to the front of its own plot of c.1.5 acres, laid mostly to lawn with good car parking and attractive plants and shrubbery.

Letting Accommodation

16 guest bedrooms with a good mix of double rooms (7) Family rooms (2) Twin rooms (2) single rooms (4) and a four poster room.



The Opportunity

An opportunity to purchase an ideal lifestyle hotel with excellent owners' accommodation. The hotel is in a good location for a wealth of key demand generators including Hinkley Point, The Quantock Hills AONB, The Jurassic Coast and Exmoor national park.

During our clients' 21 years of ownership they have painstakingly upgraded and developed the offering of the hotel, achieving AA 3 star status and an excellent reputation. Currently operating with 16 guest bedrooms, there is a managers apartment which could be utilised as a suite or further letting accommodation if not needed.

The hotel caters for both corporate and leisure guests, and there is a good mix of trade from both of these areas, with guests enjoying a relaxed, informal and comfortable atmosphere.

Our clients, who are looking forward to their well earned retirement, currently run the hotel very much as a lifestyle business and there is significant scope to increase trade by increasing opening hours and exploring new markets such as weddings and conferences.



Staff

The business is owner operated, with some part time staff and housekeeping assistance.

Trading Information

Accounts for YE August 2023 show a turnover of £149,024. Further financial information will be made available to interested parties.

Owner's Accommodation

A substantial, fully detached 3 bedroom modern built home including large kitchen diner, drawing room, utility room, two bathrooms and significant storage space with potential for an additional bedroom if required.

There is also a managers' flat within the hotel, that could be used as further guest accommodation if not required.





Christie Finance is an independent finance broker recommended by Christie & Co. For full information on the finance options available for this business or any other, please call 0344 412 4944.



For full information on Christie Insurance please call 03330 107189

Customer Due Diligence Checks

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 (as amended) require us to conduct due diligence checks upon all purchasers. When an offer has been accepted, the prospective purchaser(s) will need to provide, as a minimum, proof of identity and residential address; if the purchaser is a company or other legal entity, then any person owning more than 25% must provide the same. These documents must either be handled and copied by a Christie & Co employee, or certified copies be provided.

Contact

No direct approach may be made to the business. For an appointment to view, please contact the vendor's agent:

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