







BUSINESS OPPORTUNITY | Luxurious T13 Boutique Hotel at Historic Old Town Center for Sale - Lagos

2,500,000 €

Property Details

Reference:	864
Bedrooms :	13
Bathrooms :	16
Size of plot :	-
Gross Construction Area:	513
Construction year :	2018
Energy Efficiency :	Bp
Condonium:	-

Property Features

- Air Conditioning
- Alarm System
- Atrium
- Automatic Gates
- Basement
- BBQ
- CCTV
- Central Heating
- City Centre
- City View
- Close to the Beach
- Close to the Golf Course
- Double Glazing
- Electric Gates
- Elevator
- Equipped Kitchen
- Fiber Optic Internet
- Fireplace
- Fitted Wardrobe
- Furnished
- Games Room
- Garage
- Heating
- Intercom
- Laundry
- Office
- Patio
- Photovoltaic System
- Reception
- Residential Area
- Safe
- Satellite TV
- Solar Panels
- Storage
- Storage Room
- Study Area

Office : Lagos
LiveAlgarve Realty Eagle Meridian Mediação Imobiliária LDA AMI 11663 Rua Fernão Vilarinho, Bloco C, Lote 16, Loja G 8600-315

Tel : +351 282 035 092

Agent Information : Sergey Malinka
Email : info@livealgarve.com

Tel : +351 914 168 557

Property Description

Take advantage of this rare investment opportunity to own a property of exceptional character in the West Algarve. Experience the very best of this sought-after region and turn your vision into reality with this unique boutique hotel, ready to begin its next chapter.

LOCATION

Welcome to Lagos, a stunning coastal town in southern Portugal, celebrated for its spectacular natural beauty, rich cultural heritage, and outstanding quality of life. Combining history, leisure, and year-round sunshine, Lagos is one of the Algarve's most desirable destinations.

Its breathtaking coastline offers easy access to some of Portugal's most beautiful beaches. Just a short stroll from the historic old town, you'll find the marina, golden sands, and crystal-clear waters—perfect for relaxing under the Algarve sun. Whether you prefer secluded coves or vibrant beachfronts, Lagos offers an exceptional coastal lifestyle.

Golf enthusiasts will appreciate the selection of world-class golf resorts located just a short drive away, featuring immaculate fairways set against spectacular landscapes.

Beyond Lagos, discover charming neighbouring villages such as Burgau and Salema, where authentic Portuguese character, fresh seafood restaurants, and picturesque fishing harbours offer an unforgettable taste of the Algarve.

The vibrant city of Portimão is also within easy reach, providing excellent shopping, lively markets, restaurants, and nightlife. Faro International Airport (FAO) is approximately 50 minutes away via the A22 motorway, ensuring convenient national and international connections.

From the sweeping sands of Meia Praia to renowned golf courses, dramatic cliffs, and charming historic streets, Lagos truly offers something for everyone.

SIZE & FEATURES

Discover one of Lagos' finest hospitality investment opportunities. Situated in the heart of the historic old town, this beautifully appointed boutique hotel (512.75 m^2) combines timeless Portuguese architecture with contemporary comfort.

The property currently offers **9 luxurious en-suite guest bedrooms**, complemented by a wealth of elegant communal spaces, including a stunning roof terrace with panoramic views across Lagos, a peaceful reading room, a light-filled central atrium, a communal games room, a private penthouse living room, and a rooftop office that provides an inspiring workspace overlooking the historic town.

Adding significant future value, the property benefits from an approved project by Lagos City Hall to convert the upper floor into 4 additional double-bedroom suites. An elevator connects all floors, ensuring convenient access throughout the building and enhancing guest comfort and operational efficiency. This approved expansion presents an exceptional opportunity to substantially increase the hotel's accommodation capacity and revenue potential while preserving its boutique character. A restaurant and bar are located on the ground level. (Please note: the asking price is with the planning in place; the building work is not included)

Currently operating as a highly regarded boutique B&B, the property enjoys an outstanding Google rating of **4.8/5**. The current owners have carefully cultivated a distinctive guest experience, offering art workshops and a variety of lifestyle and wellness activities that attract visitors seeking relaxation, creativity, and authenticity.

Meticulously reconstructed in 2018, the building beautifully preserves its traditional architectural elegance while incorporating high-quality modern construction and finishes. Exceptional attention to detail is evident throughout, creating a refined retreat for discerning travellers.

Whether you choose to continue its successful operation as a boutique hotel, capitalise on the approved expansion to further enhance its commercial potential, or transform it into an extraordinary private residence, this remarkable property offers exceptional flexibility and outstanding long-term value in one of the Algarve's most prestigious locations.

Interested?

Please contact our LiveAlgarve Realty Team for further information on this property and to schedule a private viewing.