



Private Beach Prime Hotel for Sale in Saranda – 11-Storey Building First Line Ultra Luxurious Project



Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 11,068,133.65

Τοποθεσία

Χώρα:	Albania
Δημοσιεύθηκε:	12/01/2026
Περιγραφή:	

Seafront Hotel for Sale in Saranda 11 Floors Private Beach 60 Guest Rooms

This is one of those properties you notice immediately when you drive along the coast of Saranda. The building rises cleanly above the shoreline positioned right on the first line of the sea with its own private beach area a rare benefit in this part of the Riviera.

I've been on site several times during construction and what stands out is how well the layout supports a real year round hospitality business easy access clear circulation and a location that guests naturally gravitate toward.

Location Directly on the Beachfront in a High Demand Area

The hotel sits on one of the most requested coastal stretches of Saranda.

During the season this area attracts a mix of families couples and foreign travelers who prefer private access beaches rather than the crowded public bays.

First line to the sea you step straight onto the private beach

Central position close to the main promenade and the city's busiest summer flow

Quiet enough in the evenings thanks to its distance from the late night bar clusters

Excellent visibility ideal for branding and walk in traffic

This location alone already carries long term value especially as beachfront land in Saranda becomes increasingly limited.

Building Layout 11 Floors Above Ground 2 Floors Underground Parking

The structure is designed to function efficiently as a hotel from day one 11 above ground floors

60 hotel rooms distributed for optimal sea exposure

2 underground parking levels a big advantage in Saranda where parking is scarce

Ground floor with reception and a dedicated restaurant area



Elevators and internal communication shafts already planned to hotel standards

From the upper floors the sea view opens wide the type of view that guests often mention in reviews and are willing to pay extra for.

Facilities Guest Experience

The ground floor has been planned to welcome guests smoothly Reception area with natural light

Restaurant space large enough to serve breakfast and full dining

Direct path to the private beach

Spacious terrace possibilities for sunset dining or lounge areas

Hotels in this area typically stay fully booked from May to October with strong shoulder seasons in April and late October due to foreign tourism. The combination of beachfront access and on site dining makes it even more competitive.

Construction Status Flexible Sale Options

You can purchase the property in two ways Fully completed ready to be equipped and furnished

Or at a pre agreed construction phase if you prefer to customise finishes and operational details

This flexibility is helpful for investors who want to adapt the final product to their brand or target clientele.

Investment Perspective

Beachfront hotels in Saranda rarely come to market especially with private beach access and dedicated parking.

With over 10 million tourists entering Albania annually and Saranda consistently ranking among the top coastal destinations demand for mid to high end hotel rooms continues to grow faster than supply.

A well positioned hotel like this can operate with strong occupancy throughout the season and generate reliable returns especially when sold fully completed.

Port 1 km

Beach 10 m

Κοινά

Κρεβατοκάμαρες: 6

Μπάνια: 6

Τελειωμένα τετραγωνικά πόδια: 2.9 τ.μ

Lease terms

Date Available:

Επιπλέον πληροφορίες

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