



## listing



### Information de l'agent

Nom: ArKadia  
Nom de compagnie:  
Pays: Royaume-Uni  
Téléphone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à: Vendre  
Prix: USD 1,615,112.54

#### Location

Pays: France  
État/Région/Province: Nouvelle-Aquitaine  
Ville: Cognac  
Soumis: 19/02/2026

#### Description:

Beaux Villages is pleased to present this beautiful 25-bedroom hotel located in the Cognac area. Each bedroom is en suite, with two being compliant with reduced mobility requirements. Four of the bedrooms are located in an attached annexe, which could easily be converted into separate and attractive owner's accommodation, if desired (subject to permissions). The grand entrance and reception area, complete with an office, leads to a bar-lounge with a sun terrace, a breakfast room and a separate restaurant, also with its own sun terrace. There is a fully equipped commercial kitchen, thoughtfully laid out into a dedicated breakfast kitchen, a full restaurant kitchen and a separate dishwashing area (licence IV included). Furthermore, there is a well-sized reception/conference room accommodating approximately 30 people. The building sits on approximately 7000m<sup>2</sup> of land and boasts a 12m x 6m enclosed pool. There is a large car park, as well as reception parking, which provides capacity for up to 30 cars. This is a fantastic and rare opportunity for the price, so don't hesitate to contact us now for more information.

#### Commun

Chambres: 25  
Salle de bains: 25  
Pied carré fini: 1016 m<sup>2</sup>  
Dimensions du lot: 7053 m<sup>2</sup>

#### Building details

Outdoor Amenities: Pool



IMLIX

Marché immobilier IMLIX  
<https://www.imlix.com/fr/>

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### Lease terms

Date Available:

### Information additionnelle

Lien URL du site web: [http://www.arkadia.com/MLSM-T11203/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MLSM-T11203/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### Contact information

IMLIX ID: bvi84006

