



Savinjska Region, Celje – Unique Opportunity: Tourism Gem Above Celje

EUR 1.980.000,00

Property details

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|----------------|---------------------------------|
| Type: | Commercial |
| Bedrooms: | 3 |
| Land included: | 7246 m2 |
| Size: | 455 m2 |
| Region: | Štajerska (e.g. Maribor, Celje) |
| City: | Celje |
| Built: | 1964 |



Description

Accommodation:

A 120 m² rustic yet modern lodging space featuring three bedrooms, a rustic kitchen, and stunning views of Šmartinsko Lake.

- **Henrik II Room:** Featuring two single beds and vintage decor, with views overlooking Šmartinsko Lake, this room blends comfort with historical charm.
- **Hema Room:** A cozy single bedroom that captures the essence of rustic comfort, perfect for a tranquil night's sleep.
- **SPAInica:** A luxury room designed for ultimate relaxation, featuring an infrared sauna, Zerobody dry float therapy, and all modern comforts necessary for a rejuvenating stay.

Event Space:

This versatile event space can host up to 80 guests and is ideal for weddings, corporate events, team-building sessions, and various celebrations. Its two connected levels offer ample room for socializing, dining, and dancing. The rustic charm combined with modern amenities ensures an unforgettable experience, whether you're celebrating a wedding or hosting a business retreat.

Other Unique Features:

- **PUBec:** A rustic pub offering a lively experience with DJ music, delicious food, and the exclusive house beer, Bonaparte. The pub's inviting ambiance makes it perfect for memorable evenings.
- **Punkt 555.55m:** A scenic picnic area with panoramic views of the Celje Valley. Ideal for meditation and sunset views, this spot attracts nature lovers seeking tranquility.
- **ŠMARN'CA Theater:** A unique outdoor theater venue for concerts, film screenings, and other events, accommodating up to 50 guests. This charming venue adds a cultural touch to the property.
- **Church of Saint Kunigunda:** Proximity to this historic church adds cultural and historical value, making the estate a popular destination for pilgrims on the Camino de Santiago.



Unique Selling Points:

- **Established Business:** Posest Kunigunda is already a successful and well-established business, making it a low-risk investment with immediate revenue potential.
- **Diverse Revenue Streams:** With its multiple venues and services, the estate attracts a wide range of visitors, from nature lovers and pilgrims to event organizers and wellness seekers.
- **Exceptional Location:** Nestled in nature yet easily accessible, Posest Kunigunda offers a perfect escape from urban life while being close to cultural and historical landmarks.
- **Comprehensive Guest Experience:** From rustic charm and modern amenities to wellness and outdoor activities, the estate provides a holistic experience that keeps guests coming back.

Unparalleled Investment Opportunity:

This is not just a property; it's a thriving, profitable business generating attractive income from its diverse offerings. The estate's established reputation ensures steady revenue streams from accommodation, event hosting, and additional services. Taking over this successful business means you can immediately capitalize on its proven potential, benefitting from both its unique charm and its robust financial performance. This is a rare opportunity to own a piece of Slovenian paradise that guarantees both personal fulfillment and significant financial returns.