

# Hamptons

INTERNATIONAL



**South Africa, Western Cape, Gordons Bay Village**







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**£400,000**  
**(R 8,950,000)**

## Property details



### Attributes

-  **Swimming pool**
-  **Garage**
-  **Sea views**
-  **Near to beach**
-  **Private parking**
-  **Garden**

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## Description

LOCATION, Location, Location!! Exclusive VAT-Registered Guesthouse | Prime Beach Road, Gordon's Bay Positioned along the highly sought-after Beach Road in Gordon's Bay Village, this well-established, VAT-registered guesthouse presents an exceptional opportunity to acquire a profitable going concern in a premier coastal location. The property boasts uninterrupted sea views across False Bay, complemented by dramatic mountain backdrops. Securely accessed through steel entrance gates, the residence immediately impresses with its U-shaped architectural design, thoughtfully arranged around a central sparkling splash pool that creates a private and tranquil courtyard atmosphere. Designed for both guest comfort and effortless entertaining, the outdoor leisure area offers a choice of covered patio braai facilities or wood-fired pizza oven, enhanced by a bar area with kitchenette—ideal for relaxed sundowners or social gatherings while taking in the panoramic scenery.

**Accommodation & Facilities**

- Six well-appointed guest suites, each featuring:
  - o Private lounge area
  - o Kitchenette
  - o Full en-suite bathroom
  - o Air-conditioning
- Spacious communal dining area with a fully fitted kitchen
- Separate study / office, ideal for administration or owner use
- Guest cloakroom servicing the pool and entertainment area

**Outdoor & Leisure Features**

- Patio with built-in braai, pizza oven and bar with kitchenette
- Splash pool, surrounded by low-maintenance artificial lawn, cast-iron garden furniture and mature potted plants
- Perfectly positioned for sunbathing, relaxation or sunset cocktails

**Additional Amenities**

- Laundry room, discreetly positioned and secured with beams
- Self-contained flatlet, comprising:
  - o One bedroom
  - o Bathroom
  - o Lounge
  - o Kitchen
  - o Balcony with exceptional sea and mountain views
- Two staff quarters
- Storeroom
- Parking for seven vehicles
- Double garage

This exceptional coastal property combines lifestyle appeal, income potential and prime location, making it an ideal acquisition for discerning investors or owner-operators seeking a refined hospitality offering in Gordon's Bay.



















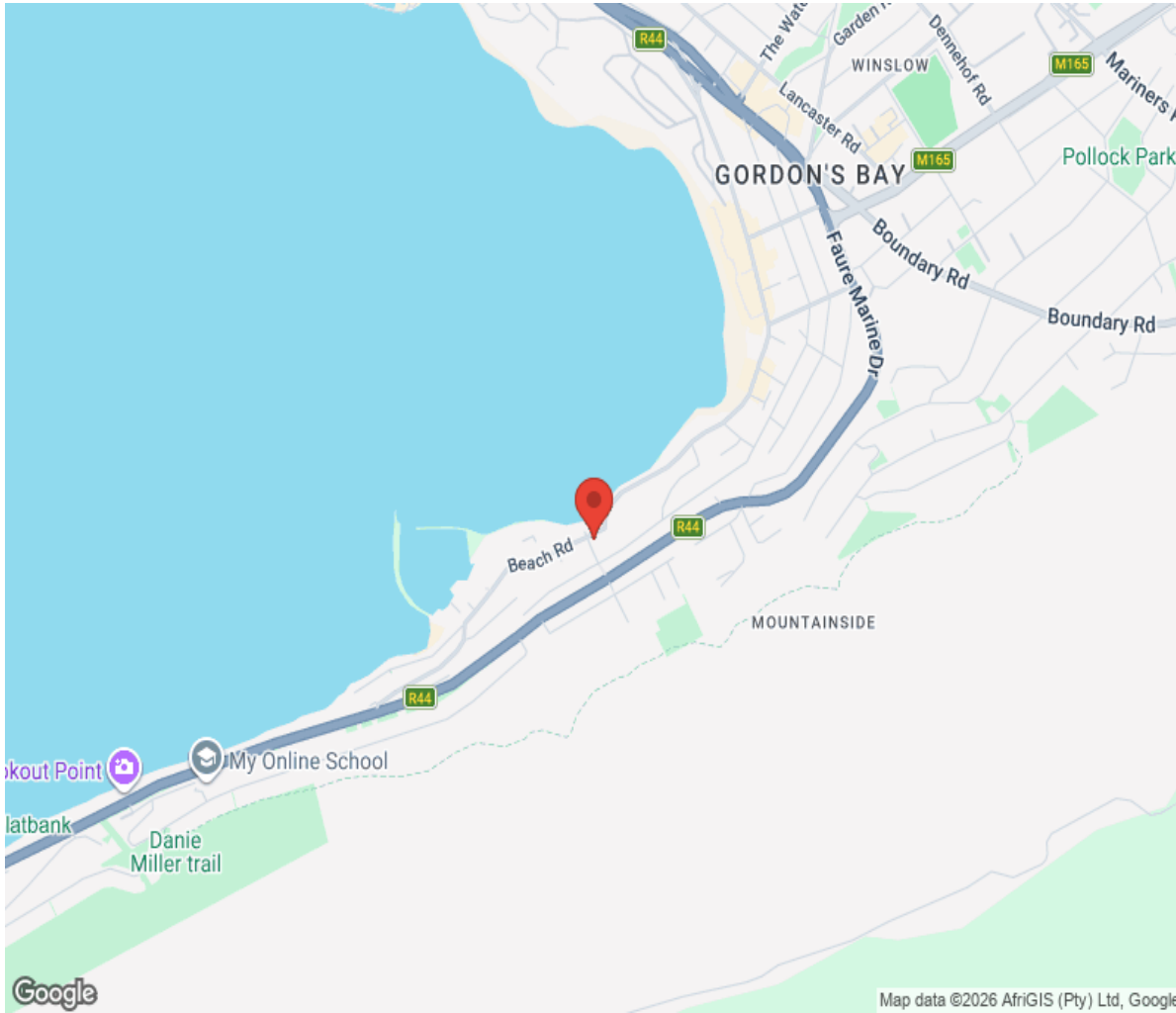






# Location

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