



3 Andrew St, Strahan



## ADJ NET PROFIT > \$243K 13 ROOMS FREEHOLD MOTEL STRAHAN TASMANIA 70% OCCUPANCY

Freehold going concern

This is your chance to own a highly-rated, four-star freehold motel in the heart of one of Tasmania's most popular tourist destinations on the stunning West Coast.

Motel Strahan offers 13 beautifully furnished units, built just 17 years ago by the current owners and impeccably maintained with regular upgrades. Now, they're ready to pass the baton to a new operator, presenting a fantastic opportunity to take over a successful, low-maintenance business.

### Key Features:

**Strong Occupancy Rates:** With average occupancy around 70%, there's still room for growth through enhanced marketing and advertising efforts.

**Prime Location:** Only a 10-minute walk to iconic attractions such as the Gordon River, Strahan Golf Club, and the renowned West Coast Wilderness Railway—perfect for attracting tourists all year round.

**Outstanding Reviews:** Rated 8.6/10 on Booking.com with 270+ guest reviews, and 240+ positive reviews on TripAdvisor, providing a stellar reputation in the competitive accommodation market.

**Modern Upgrades:** Recent improvements include Smart TVs in all rooms,

**Price** OFFERS OVER \$1.395 MILLION+SAV

**Property Type** Business

**Property ID** 1979

### AGENT DETAILS

Paul Scott - 0477771098

Praveen Pant - 0432 256 682

### OFFICE DETAILS

Tasmanian Business and Property Sales

31 Eence Dr St Leonards, TAS,  
7250 Australia  
0432256682



high-speed Starlink satellite Wi-Fi, upgraded downlights, and new machines in the guest laundry—offering guests a superior stay experience.

Manager's Residence: Includes a spacious 2-bedroom, two-storey manager's accommodation, perfect for live-in owners or onsite management.

Casual staff are employed during peak seasons, making this an ideal business for a family or entrepreneur looking to grow their portfolio. The groundwork is already done—step in and start reaping the rewards!

Don't Miss Out!

Complete a confidentiality agreement to receive the information memorandum and financials.

This is an incredible opportunity to acquire a well-established, highly rated motel in one of Tasmania's top tourist towns.

Call Praveen Pant on 0432 256 682 or contact Paul Scott on 0477 771 098

email: pauls@tasbps.com.au/ praveenp@tasbps.com.au INTENDING

PURCHASERS TO MAKE THEIR OWN INVESTIGATIONS AND ENQUIRIES IN RELATION TO THE BUSINESS AND NOT TO RELY UPON WARRANTY OR STATEMENT MADE BY THE VENDOR OR BY ANYONE ON HIS/HER BEHALF.

NOTE: All figures are approximate.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.