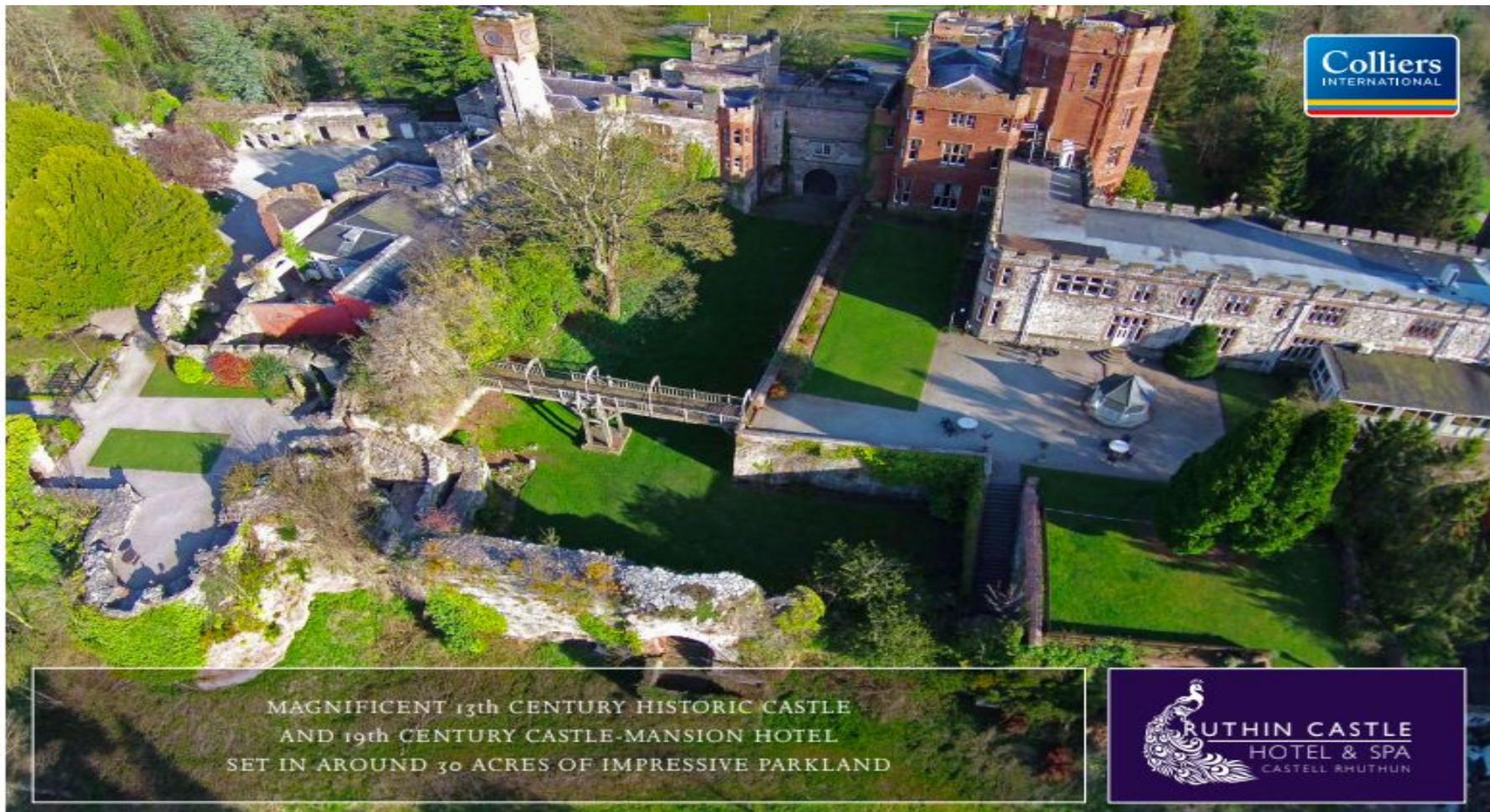




СТАНЬТЕ ВЛАДЕЛЬЦЕМ ПАМЯТНИКА ИСТОРИИ

4-звездочный отель на 58 номеров с рестораном класса 2 Rosette, в замке 13-го века, построенного для Эдварда I (Северный Уэльс).







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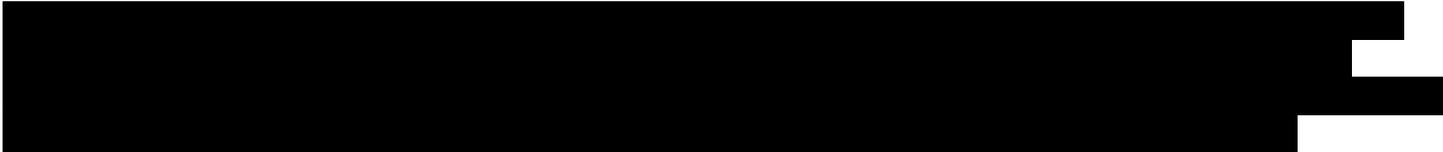
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7,23% ave. annual cash-on-cash yield





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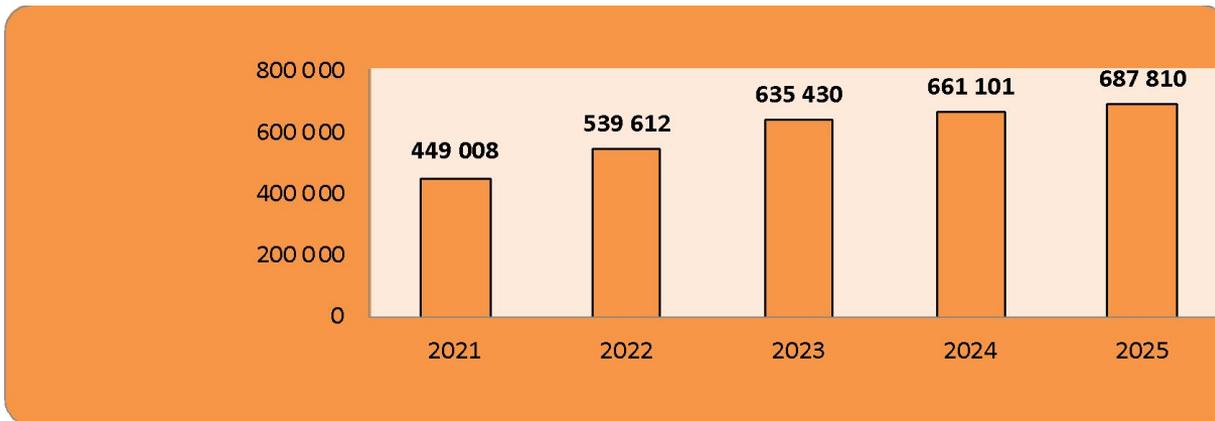


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P&L	2021	2022	2023	2024	2025
Revenue	2 038 834	2 450 246	2 885 331	3 001 898	3 123 175
COS	305 361	366 979	432 142	449 601	467 765
Gross Profit	1 733 473	2 083 267	2 453 189	2 552 297	2 655 410
Op. Expenses	1 284 465	1 543 655	1 817 759	1 891 196	1 967 600
EBITDA	449 008	539 612	635 430	661 101	687 810





[REDACTED]

- [REDACTED]

- [REDACTED]

	2015	2016	2017	2018
revenue	£2,425,012	£2,384,762	£2,454,487	£2,483,025
ebitda	£409,213	£326,216	£424,317	£358,509
ebitda %	16.87%	13.68%	17.29%	14.44%

- [REDACTED]

- [REDACTED]

- [REDACTED]

DSCR		3,70	3,21	3,78	3,87	4,02
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[REDACTED]

[REDACTED]

- [REDACTED]

- [REDACTED]

- [REDACTED]

- [REDACTED]

	2013	2016	2016	Y1	Y2
P&L	christies	pinders	GVA	HCHP	HCHP
Revenue	£ 2 100 000	£ 2 450 000	£ 2 532 500	£ 2 038 834	£ 2 450 246
COS	£ 425 000	£ 525 000	£ 512 400	£ 305 361	£ 366 979
Gross Profit	£ 1 675 000	£ 1 925 000	£ 2 020 100	£ 1 733 473	£ 2 083 267
payroll	£ 800 000	£ 860 000	£ 896 500	£ 774 757	£ 931 093
op. expenses	£ 511 024	£ 605 000	£ 580 000	£ 509 709	£ 612 562
EBITDA	£ 363 976	£ 460 000	£ 543 600	£ 449 008	£ 539 612











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