

business
for sale



Date: **12th March 2025**

Business Reference: **BFS11138**

About the Business:

Most prestigious river front property in South Gauteng at a huge reduced price for sale!

This exclusive river property in a serene peaceful environment with breathtaking views and a majestic riverfront, was meticulously developed by the existing owner over years, keeping the clients needs in consideration. This resulted in a property catering for weddings, corporate functions, weekend visitors,

birthdays, matric farewells, special memorable occasions etc. This secluded high end property is also ideal to host dream retreats on a signature property that has won various awards

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Sector: **Accommodation**

Asking Price:

R 21,000,000

Monthly Profit:

R 266,667

Asset Value:

R 0

Stock Value:

R 0

Yearly Net Profit :

R 3,200,000



Business Report

Products and Services

The property is 21,414 sq meters, consists of a guest house (934 sq m), bike room (108 sq m), office (167 sq m), guest bedrooms 12-16 (144 sq m), chapel (227 sq m), venue/functions facility (851 sq m), second house (397 sq m)

Assets

Assets of R5 million is included ie all equipment incl catering equipment, furniture, etc

Employees

5 full time

Financials and Forecasts

Valuation of property from an individual valuator- R33 million

Asset value R5 million

They are closed during winter months (2 months) plus 3 weeks after Christmas and only cater for weddings weekends, and then have matric farewells, weddings, special occasions like birthdays

Average income per annum R3,2 million

Average expenses per annum R1,5 million

NP (EBITDA) per annum R1,7 million

On a ROI of 25-30% the business is valued at R6 million

Reason for Sale

The owner is relocating to the Western Cape