

AK'BOL RESORT- AMBERGRIS CAYE, BELIZE

630 Kenmoor SE Ste 101, Grand Rapids, MI 49546



SALE PRICE: \$4,800,000

PRICE PER UNIT: \$129,730

LOT SIZE: 3.3 Acres

BUILDING SIZE: 16,000 SF

YEAR BUILT: 2007

MARKET: Central America

SUB MARKET: Belize Coastal Resort Area

PROPERTY OVERVIEW

Offered for the first time, this one of a kind yoga retreat resorts offers limitless oceanfront opportunities. A main home offers a comfortable quarters for an owner operator or resident manager. Situated on the SE shore of Ambergris Caye, right on the world's second largest barrier reef, Ak'bol Resort is currently being operated by an owner operator focused on providing a traditional tropical yoga zen-like retreat. Opportunity exists for the next owner to increase occupancy and cash flow tremendously with a little marketing and aggressive attention to sales. Other facets of increased revenue exist in the form of an addition of the third floor to the two story, 30 unit dormitory, or complete re-development of the property. a 300 foot dock leads to a 1400 square foot platform for sunrise group yoga, corporate team building events or meditation. Three hundred feet of prime beach frontage offers SUP/Kayaking experiences, lounging in the sun in a hammock or chaise, and fishing from shore. A true paradise getaway that is waiting for a fresh injection of business acumen and marketing effort.

PROPERTY FEATURES

KELLER WILLIAMS GRAND RAPIDS - EAST
616.575.1800
1555 Arboretum Dr. SE Ste. 101
Grand Rapids, MI 49546

JASON CARPENTER
Realtor/Associate Broker
O: 616.334.2630
C: 616.334.2630
jcarpenter@kw.com
MI #6502375695

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcommercial.com

AK'BOL RESORT- AMBERGRIS CAYE, BELIZE

630 Kenmoor SE Ste 101, Grand Rapids, MI 49546



KELLER WILLIAMS GRAND RAPIDS - EAST
616.575.1800
1555 Arboretum Dr. SE Ste. 101
Grand Rapids, MI 49546

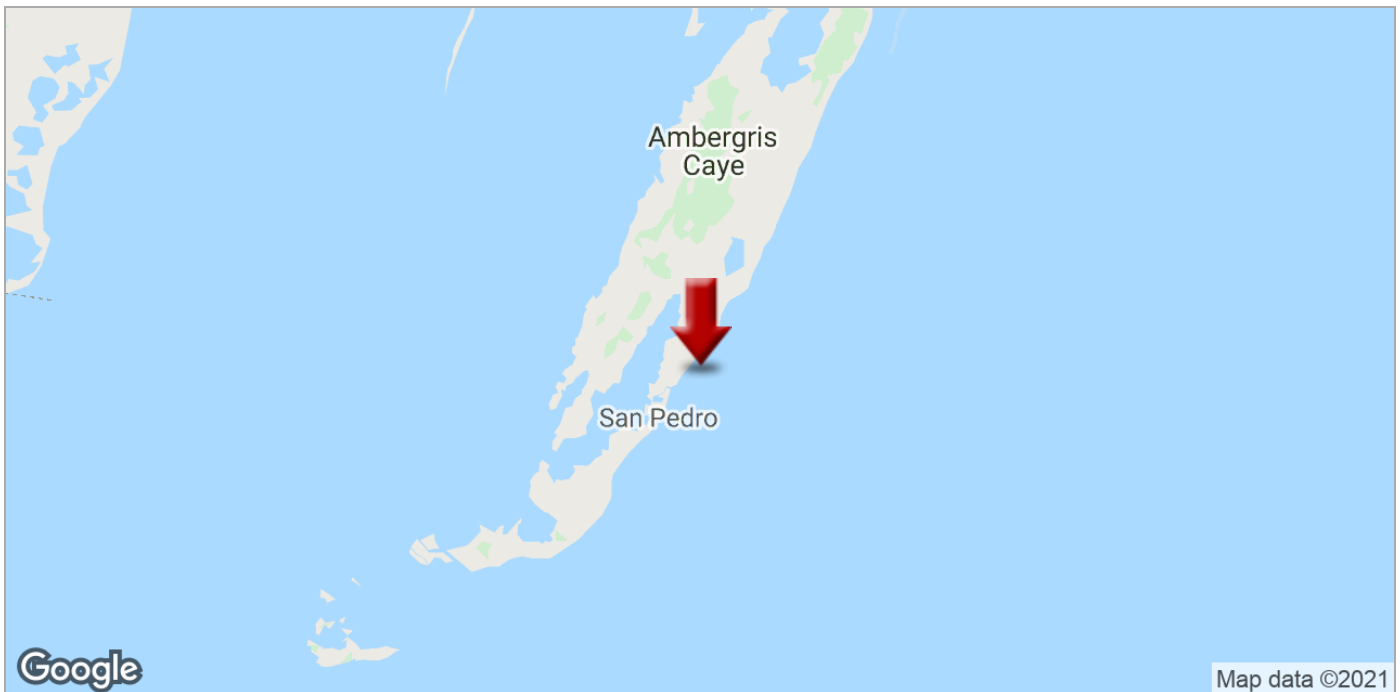
JASON CARPENTER
Realtor/Associate Broker
O: 616.334.2630
C: 616.334.2630
jcarpenter@kw.com
MI #6502375695

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcommercial.com

AK'BOL RESORT- AMBERGRIS CAYE, BELIZE

630 Kenmoor SE Ste 101, Grand Rapids, MI 49546



KELLER WILLIAMS GRAND RAPIDS - EAST
616.575.1800
1555 Arboretum Dr. SE Ste. 101
Grand Rapids, MI 49546

JASON CARPENTER
Realtor/Associate Broker
O: 616.334.2630
C: 616.334.2630
jcarpenter@kw.com
MI #6502375695

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcommercial.com