



For Sale

Location: **Marlborough**
Asking: **\$5,275,000**
Type: **Accommodation-Other / Accommodation-Motels**

Linkwater Apartments - Business & Property Sale

Freehold Going Concern | Land, Buildings & Business

Live, Work & Earn in One of New Zealand's Most Beautiful and Peaceful Locations

- * Location: Linkwater, Marlborough - Just 20km from Picton & 16km from Havelock
- * 14 Motel Units: A well-balanced mix of Two-Bedroom, One-Bedroom, and Backpacker-style accommodation - all fully self-contained
- * Includes a 3-Bedroom Owner/Manager's Residence
- * Guaranteed Income Stream | Pre-Booked Until Mid of 2026 and Ongoing

A Rare Lifestyle & Business Opportunity in the Stunning Marlborough Sounds

This is your chance to own a beautifully maintained 14-unit Freehold Going Concern motel in the scenic Linkwater region of New Zealand's South Island. A rare offering that combines lifestyle, income, and future potential - ideal for both New Zealanders seeking a change of pace and international buyers looking to invest in a safe and stunning part of the world.

Special Feature - Unmatched Flexibility & Future Potential

One of the most valuable aspects of this business is that all 14 units are held under 14 separate titles. This gives you maximum flexibility - sell individual units in the future if needed, keep some and sell others, or redevelop selectively. A perfect balance of income today and exit strategy options for tomorrow.

Business Highlights:

- * 14 motel units total - a flexible combination of two-bedroom, one-bedroom, and backpacker accommodation
- * Each unit is self-contained - with its own kitchen and bathroom
- * 14 separate titles - offering exceptional flexibility for future sales or development
- * 3-bedroom home included - perfect for owner-operators or added rental income

Contact:

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nzbizbuysell.co.nz/127706

LINK Business Christchurch
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Broker Ref: CS00969



LINK
we sell businesses

* Solid & reliable income - Pre-booked by local companies through to mid-2026 and ongoing business opportunities for future.

- * Efficient operations - Group bookings Mon-Thurs = low cleaning/staff requirements
- * Additional income potential - Weekend availability for tourists or downtime for owners
- * Tourism appeal - Located right beside the iconic Queen Charlotte Walk
- * Strong community presence - Locally respected with a great reputation

Lifestyle Highlights:

- * Live where others holiday - Surrounded by native bush, tranquil sounds, and picturesque views
- * Adventure at your doorstep - Walking tracks, kayaking, biking, and birdwatching nearby
- * Ideal work-life balance - Thriving business, low overheads, peaceful environment
- * International appeal - Safe, stable country with a welcoming business environment

Whether you're looking to live on-site and enjoy a fulfilling lifestyle business, or manage remotely with staff in place, this property is a proven performer with exceptional potential and flexibility.

ASKING PRICE:\$5,275,000 (plus GST, if any)

Enquire now to find out more!

Deb Chakraborty, 02102760319, deb@linkbusiness.co.nz

***Some details of the business for sale are confidential and can only be disclosed upon contacting the broker and a completion of a Confidentiality Agreement. Due to the confidentiality of this business a stock in photo image may be used to represent the business.

#wesellbusinesses #buyajob #accommodation #linkwater#motel #marlborough

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