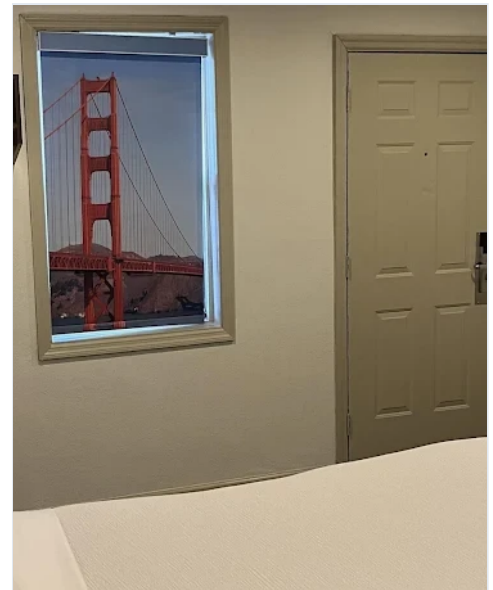
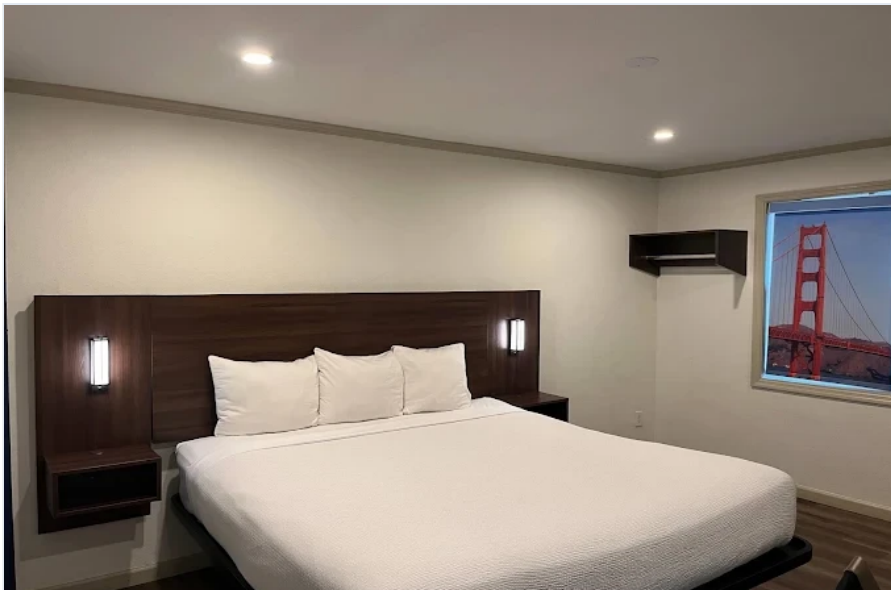


# TRAVELODGE BY WYNDHAM

27-Room Fully Renovated Turnkey Asset — Bainbridge Hub (Tallahassee MSA)

100% REMODELED IN 2025 • HIGH-GROWTH MARKET OPPORTUNITY



## ★ STRATEGIC SELLER FINANCING AVAILABLE

The owner will consider flexible **Owner Financing structures** depending on down payment size and background verification.

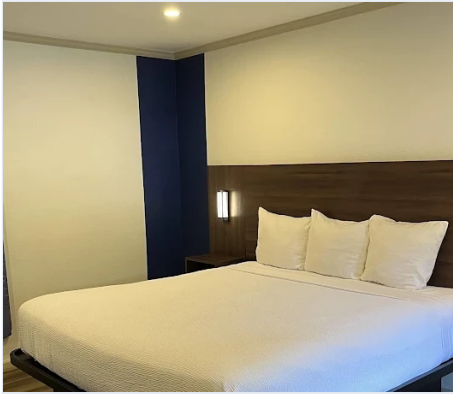
## Executive Property Description

A premium 27-key turnkey hospitality asset located 35 minutes outside Tallahassee, Florida. The asset was completely remodeled in 2025 with all-new plumbing, paint, designer boutique furniture, and high-efficiency appliances.

### PROPERTY OVERVIEW

Total Key Count	27 Renovated Rooms	Plumbing Infrastructure	100% Brand New (2025)
-----------------	--------------------	-------------------------	-----------------------

## Boutique Guest Suites & Premium Infrastructure



## Strategic Value-Add: Staff-to-Owner Operational Upside

The property is presently run completely by off-site staff members under a larger asset portfolio. An on-site owner-operator can immediately capture massive profit extensions from both the payroll/staffing optimization side and hands-on business growth management.

## Luxury Grade Rebuilt Restrooms

