

This is Great2stay





The Great 5 for Great2stay



Left to right
Holger Behrens, Andreas Turnwald, Heiko Grote
Andreas Erben, Juan Sanmiguel

Operating Company

CEO



Andreas Erben



Heiko Grote



Holger Behrens



Andreas Turnwald



Juan Sanmiguel

Arthotel ANA Nova GmbH					<input type="radio"/>
Aspire Hospitality GmbH	<input type="radio"/>	<input type="radio"/>			
Aspire Hotel GmbH	<input type="radio"/>	<input type="radio"/>			
Aspire Munich GmbH	<input type="radio"/>				
Betana Group GmbH		<input type="radio"/>			
G&S Hotelbetriebs GmbH		<input type="radio"/>			
G&W Hotelbetriebs GmbH		<input type="radio"/>			
GM Hotelbetriebs GmbH		<input type="radio"/>			
Grote Hotelbetriebs GmbH		<input type="radio"/>			
Grote Italia GmbH		<input type="radio"/>			
GS Augsburg Hotelbetriebs GmbH		<input type="radio"/>			
GS Hotelbetriebs GmbH		<input type="radio"/>			
Hotel Betriebs Deggendorf GmbH			<input type="radio"/>		
Olympiapark Hotelbetriebs GmbH		<input type="radio"/>			
rugs HOTEL GmbH		<input type="radio"/>		<input type="radio"/>	
Sunny Hotelmanagement GmbH			<input type="radio"/>		
The Hotel Company GmbH					<input type="radio"/>

Open for great stays



37

Hotels 2.467 Rooms

Hotel	Rooms	City	Country	Brand	Operating Company	Status
Allgäu Resort	92	Bad Grönenbach	DE	Generic	Sunny Hotelmanagement GmbH	Open
Amaro Hotel	52	Bergkirchen	DE	Generic	Sunny Hotelmanagement GmbH	Open
ANA Living Augsburg City Center	11	Augsburg	DE	ANA Living	G&S Hotelbetriebs GmbH	Open
ANA Living Bremen	15	Bremen	DE	ANA Living	Grote Hotelbetriebs GmbH	Open
ANA Living Karlsruhe	19	Karlsruhe	DE	ANA Living	G&S Hotelbetriebs GmbH	Open
Arthotel ANA Aura	54	Aystetten	DE	Arthotel ANA	GS Hotelbetriebs GmbH	Open
Arthotel ANA Eden	71	Karlsruhe	DE	Arthotel ANA	G&S Hotelbetriebs GmbH	Open
Arthotel ANA Flair	36	Nördlingen	DE	Arthotel ANA	GS Hotelbetriebs GmbH	Open
Arthotel ANA Fleur	37	Paderborn	DE	Arthotel ANA	G&S Hotelbetriebs GmbH	Open
Arthotel ANA Goggl	60	Landsberg am Lech	DE	Arthotel ANA	Grote Hotelbetriebs GmbH	Open
Arthotel ANA Gold	25	Augsburg	DE	Arthotel ANA	G&S Hotelbetriebs GmbH	Open
Arthotel ANA im Olympiapark	105	München	DE	Arthotel ANA	Olympiapark Hotelbetriebs GmbH	Open
Arthotel ANA Liberty	34	Bremen	DE	Arthotel ANA	Grote Hotelbetriebs GmbH	Open
Arthotel ANA Neotel	90	Stuttgart	DE	Arthotel ANA	G&S Hotelbetriebs GmbH	Open
Arthotel ANA Nova	71	Olching	DE	Arthotel ANA	The Hotel Company GmbH	Open
Arthotel ANA Panorama	65	Marktoberdorf	DE	Arthotel ANA	GS Hotelbetriebs GmbH	Open
Arthotel ANA Petite	46	Gersthofen	DE	Arthotel ANA	GM Hotelbetriebs GmbH	Open
Arthotel ANA Residence	40	Bremen	DE	Arthotel ANA	Grote Hotelbetriebs GmbH	Open
Arthotel ANA Style	40	Augsburg	DE	Arthotel ANA	Grote Hotelbetriebs GmbH	Open
Arthotel Leipzig City	72	Leipzig	DE	Generic	G&W Hotelbetriebs GmbH	Open
Aspire Castillo - TM Collection by Wyndham	20	Reutlingen	DE	Aspire Hotels	Aspire Hospitality GmbH	Open
Aspire Elements - TM Collection by Wyndham	51	Reutlingen	DE	Aspire Hotels	Aspire Hospitality GmbH	Open
Aspire Frankfurt Airport	110	Rüsselsheim	DE	Aspire Hotels	Aspire Hospitality GmbH	Open
Best Western Plus Atrium	72	Ulm	DE	Best Western	Sunny Hotelmanagement GmbH	Open
Bodensee - Hotel Kreuz	52	Uhdlingen-Mühlhofen	DE	Generic	GS Augsburg Hotelbetriebs GmbH	Open
Hotel Blaubeurer Tor Ulm	40	Ulm	DE	Generic	GS Augsburg Hotelbetriebs GmbH	Open
Hotel Domicil	42	Bonn	DE	Generic	rugs Hotel GmbH	Open
Maison Schiller	48	München	DE	Maison Hotels	Olympiapark Hotelbetriebs GmbH	Open
Maison Viktoria	29	Augsburg	DE	Maison Hotels	Betana Group GmbH	Open
QU Hotel Augsburg	77	Augsburg	DE	QU Hotels / Apartments	G&S Hotelbetriebs GmbH	Open
Ramada Encore by Wyndham Munich Messe	366	München	DE	Wyndham	Aspire Munich	Open
rugs HOTEL am Schlosspark Lichtenwalde	82	Niederwiesa bei Chemnitz	DE	rugs HOTEL	rugs Hotel GmbH	Open
rugs HOTEL Augsburg City	120	Augsburg	DE	rugs HOTEL	G&S Hotelbetriebs GmbH	Open
rugs HOTEL Köln	51	Köln	DE	rugs HOTEL	rugs Hotel GmbH	Open
Schlosshotel Römischer Kaiser	24	Wien	AT	Generic	G&S Hotelbetriebs GmbH	Open
Scotty + Paul Hotel Deggendorf	125	Deggendorf	DE	Scotty Hotels + Resorts	Hotel Betriebs Deggendorf GmbH	Open
The Scotty Hotel Hamburg	123	Hamburg	DE	Scotty Hotels + Resorts	Sunny Hotelmanagement GmbH	Open
37 Hotels	2467					

Great places to come



Hotel Elisa - The first hotel of the Great2stay Group in Italy, located in Tignale at Lake Garda.

Maxim Suites by Elias Holl - First 5-star hotel of the Great2stay Group, located in the city center of Augsburg.

+

8

Hotels
479 Rooms

Hotel	Rooms	City	Country	Brand	Operating Company	Status	Year
Aspire Hannover Hauptbahnhof	123	Hannover	DE	Aspire Hotels	Aspire Hotel GmbH	Opening Soon	2024
Aspire Kronprinz	47	Schwäbisch Hall	DE	Aspire Hotels	Aspire Hospitality GmbH	Opening Soon	2024
Aspire Palais - TM Collection by Wyndham	60	Recklinghausen	DE	Aspire Hotels	Aspire Hospitality GmbH	Opening Soon	2024
Hotel Elisa	25	Tignale	IT	Generic	Grote Italia GmbH	Opening Soon	2024
Ibis Hotel Augsburg	132	Augsburg	DE	Ibis	rugs Hotel GmbH	Opening Soon	2024
Maxim Suites by Elias Holl	15	Augsburg	DE	Maxim Suites	G&S Hotelbetriebs GmbH	Opening Soon	2024
rugs HOTEL Düsseldorf	32	Düsseldorf	DE	rugs HOTEL	rugs Hotel GmbH	Opening Soon	2024
rugs HOTEL Düsseldorf City	45	Düsseldorf	DE	rugs HOTEL	rugs Hotel GmbH	Opening Soon	2025
8 Hotels	479						

Great2stay at a glance



37

Hotels
2024

8

Openings
2024/25

85%

Occupancy
2024

3

European
Countries

2.467

Rooms
2024

12+

Brands

Lifestyle



Longstay



Boutique



Luxury



Franchise



Great investments with Great2stay



Long-term lease agreements

The Great2stay Group is interested in entering into long-term lease agreements to assume the operation of hotels.



+ In this regard, the main possibilities include:

- Signing a new lease during a development project.
- Signing a new lease for a refurbished or existing hotel.
- Taking over an existing lease for a hotel operation.

+ Our lease agreements typically encompass the following key elements:

- A duration of approximately 20-30 years.
- Market-oriented indexation/rent review.
- Bank guarantee/rental collateral.
- Preferably double net contracts (triple net contracts are also possible).

Branding

The Great2stay Group holds a unique market position in Germany, operating hotels under two distinct branding options: through international brands via franchise agreements or under our own white-label. Especially in the case of city center locations, our own brand is exceptionally suited for the successful refurbishment of existing hotel buildings or the redevelopment of office spaces into modern, state-of-the-art city center hotels. For development, we are particularly interested in city center locations within the DACH region, featuring a minimum of 50 rooms, and ranging up to 250 rooms.

+ Our preference is as follows:

- 50-150 rooms under our own white-label brand.
- 100-250 rooms under a franchise agreement with international brands.

Investment opportunities in Real Estate

The Great2stay Group is well-equipped with the financial resources required for various real estate investment opportunities, including the acquisition of available plots, investment in existing hotel properties, and participation in development projects.

+ Our investment capabilities include:

- Single investments of up to EUR 100 million.
- Preference for asset deals, with share deals possible through a Special Purpose Vehicle (SPV).

+ Regarding existing hotel buildings, we are interested in properties with:

- A minimum of 50 rooms.
- No existing operator or minimal remaining contractual terms.

+ For land/plots, we seek opportunities that meet the following criteria:

- Building approval for hotel use must be in place.
- Gross Floor Area (GFA) ranging from 3,000 to 6,000 square meters.
- Conveniently located.

+ Additionally, we are open to the takeover of hotel chains, with the following preferences:

- Operating entities (preferably with no owned properties).
- Hotel chains consisting of 2 to 10 hotels.
- Both white-label and branded hotels are within our scope of interest.





Wherever you go it is Great2stay

+ Contact -
get in touch with us!

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