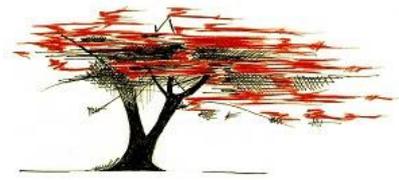


Potential Sale of Jungle Tide [www.Jungletide.com](http://www.Jungletide.com) +94779810631



Jerry and Sally have owned Jungle Tide since they built it in 2008 and it has been their home since 2015. They always intended to move back to the UK. The 2019 Easter bombings followed by the pandemic have forced them to consider selling Jungle Tide. They do not have a property in the UK and cannot continue indefinitely to draw on their small savings to keep Jungle Tide afloat with no business income. If you know anyone who might be interested in buying Jungle Tide, either as a private home or as a going concern when the tourist business does finally pick up, please put them in touch with Jerry and Sally.

The asking price is Rs100million(=GBP£360,000, =USD\$500,000 = Euros425,000) and in brief this includes:

1. The main bungalow (about 400sq metres of floor space; 4 large en-suite bedrooms; huge lounge/dining area; hall and covered car port/portico; office/study; two kitchens; staff bedroom and bathroom and three utility/storage rooms, plus a 30 metre long veranda with spectacular mountain views).
2. A separate studio room in the gardens with covered veranda, kitchenette and attached bathroom.
3. A large (12m x 6m) swimming pool with adjacent pavilion building comprising shower and changing room, kitchen, equipment store, and covered seating area. Separate pump room.
4. Around 2.5 acres (1 hectare) of land with many established fruit trees and fenced vegetable area, plus large lawns to the front and side of the house. Enclosed chicken run. Storage and tools/equipment shed close to the house.
5. They can include much of the furniture and all the fittings if required.
6. Petrol generator for when the mains electricity supply fails temporarily; solar water heating; wifi connections; deep well water with submersible pump and three large water storage tanks. They will shortly be installing 3 phase electricity supply.

See listing for more details <https://wwpc.co/property.php?id=118207>

Jerry and Sally describe Martin and Rani Fernando as their greatest asset. Martin and Rani have been with them since 2009 and are hard-working, reliable and completely trustworthy. They may well be keen to remain employed as caretakers and when Jerry and Sally leave, they intend to give Martin and Rani the two-bedroomed cottage and garden with its own access, not included in the sale but adjacent to Jungle Tide.

For foreign buyers – the legal position is that the property is owned by a company (Jungle Tide (Pvt) Ltd) of which Jerry and Sally are the sole Directors. So, essentially, they own the company and the company owns Jungle Tide. They formed the company in 2004 before it was necessary to have a Sri Lankan partner so there are no other interests to consider. A foreigner would probably need to buy the company from Jerry and Sally, but they believe this should not be a complicated process. They are in possession of all deeds and title documents and permissions.

They expect it will take maybe two years before Jungle Tide is sold. So – if holiday makers book, however provisionally at this stage, for any time up to August 2023 things should be absolutely fine and any sale will be contingent on honouring the existing bookings.