



HOTEL B
Barranco, Lima



Increased interest in Peruvian heritage, colonial architecture and culinary excellence attract the world's savviest travelers to Peru. Lima, once considered only a quick stopover on the way to Cusco, is now seen as a destination.

The first Relais & Châteaux hotel in Lima is conceived as a hub for travelers promoting deeper exploration of the historic city; 17 suites, a signature restaurant with the spirit of a turn of the Century Explorers Club, a Guest House with the charm of Lima's traditional hospitality, a meeting center with artistic sensibility to connect travelers.

A place for contemporary explorers of life seeking the intrigues and mysteries of Peruvian culture, geography and nature, Hotel B will cater to traditionalists looking for an authentic historic atmosphere and to shrewd urban explorers willing to immerse themselves in the city's contemporary social and cultural scene.

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SAENZ PEÑA



SAN MARTIN

Hotel B breathes new life into an abandoned historic national monument; a mansion reflecting the glamour of the 20s, surrounded by artist's studios, diplomatic residences and walking distance to the Malecón overlooking the Pacific Ocean. The historic building was constructed when Hotel Bolivar was in vogue. The place has been rebuilt to reflect a Grand Hotel designed by renowned Peruvian contemporaries including architect David Mutal, interior designer Jordi Puig, experience diseñadora Sandra Masias, restaurateur Oscar Velarde,

marchand d'art Lucia de la Puente and art collector Susana de la Puente.

An arts-boutique Hotel in the heart of a bohemian revival neighborhood, housing a unique art collection of its own, Hotel B is surrounded by neighboring galleries and linked directly to the Lucia de la Puente Gallery, which will provide guests with opportunities for private viewings, special events and a connection to Lima's blossoming art scene.



The Property

The House is a pristine example of a Belle Époque mansion, originally built as a summer seaside retreat during the presidency of Augusto Leguía, when Peru was celebrating 100 years of independence and Lima had been transformed for the occasion. Thus it captures the celebratory spirit of the 1920s.

The French architect Claude Sahut, also responsible for remodeling parts of the Government Palace, Lima's main avenues, parks, theatres and other public buildings, was commissioned to design a summer retreat for the García Bedoya family. The original two-story house was constructed in 1914 with traditional local materials complemented by Italian marbles and imported woods. It included an ornate façade, high ceilings, teatinas

(local styled skylights), open balconies and marbled terraces for ample ventilation.

Mrs. Maria Teresa García and her family occupied the property for 40 years until 1954, when the house was sold to the Báscones family who used it as their residence until 2010.

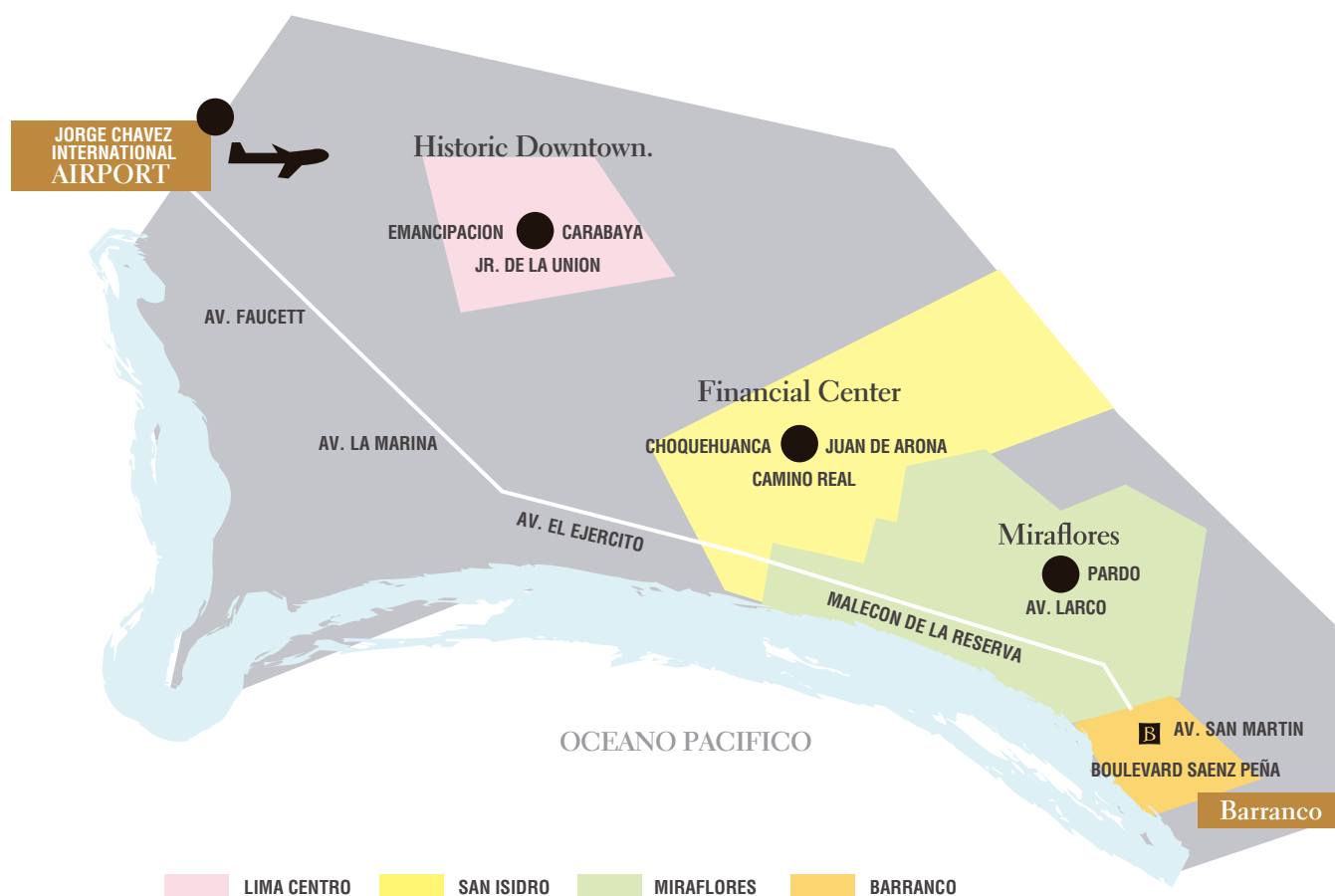
The reconstruction team includes sculptors from the Fine Arts Academy and a team of carpenters led by an Italian master woodcraft-er. The project is considered a trademark of restoration by the INC (Peru's Historic Building Society). Remodeling and expansion preserved the original structure; adding a contrasting 3 story contemporary building to house additional rooms and service areas.

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Location

Lima

40 minutes from Lima's International Airport and close to Miraflores, the Financial Center, and Historic Downtown



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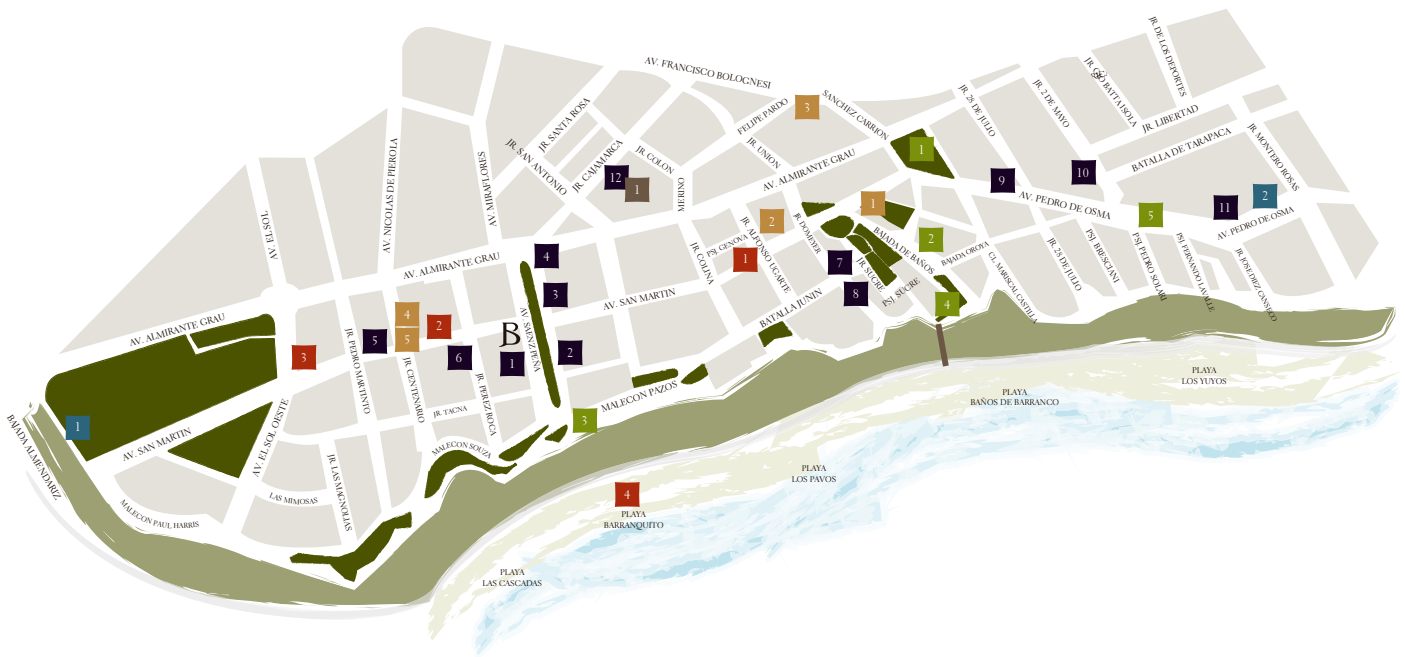
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Location

Barranco

The property is ideally located on the corners of Boulevard Saenz Peña and Calle San Martín, in the heart of Barranco; two blocks from the Pacific Coast and 5 minutes from Miraflores. The neighborhood, a protected historic area, is filled with historic houses, its own main square and the famous Puente de los suspiros (Lima's Bridge of Sighs). It has been populated with boutiques, restaurants, and is a walking distance from numerous galleries and museums.



ART GALLERIES

1. Galería Lucía de la Puente:
2. Dédalo Arte y Artesanía
3. Galería Wu
4. Yvonne Sanguinetti
5. Galería de Arte Sala 58: San Martín 534
6. Domingo - Laboratorio Creativo
7. Cecilia Gonzáles: Junín 114
8. Morbo Galería: Domeyer 223
9. Centro Cultural Juan Parra del Riego
10. Transmisor
11. Centro Cultural Mario Testino - MATE
12. Las Pallas

MUSEUMS

1. Museo de Arte Contemporáneo
2. Museo Pedro de Osma

BARS

1. Picas
2. Ayahuasca:
3. Restobar La Noche
4. La Esquina Wine Bar
5. Sofá Café

RESTAURANTS

1. Canta Rana

2. Charlotte

3. Restaurante 73
4. Cala

PUBLIC AREAS

1. Parque Municipal & Plaza Barranco
2. Puente de los Suspiros
3. Malecón de Barranco
4. El Mirador
5. Tree Tunnel

SHOPS

1. Mari Solari - Las Pallas

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The Hotel and Style

A classic traditional feeling with a modern accent.

The interior will have the feeling of restored Grand Dame with a cheeky twist, integrating vintage and designer furniture with a unique art collection. The hotel is set with soft seaside colors, grand windows, tall ceilings, plenty of fresh flowers, aromas of jasmine and fig capped by classic club service.

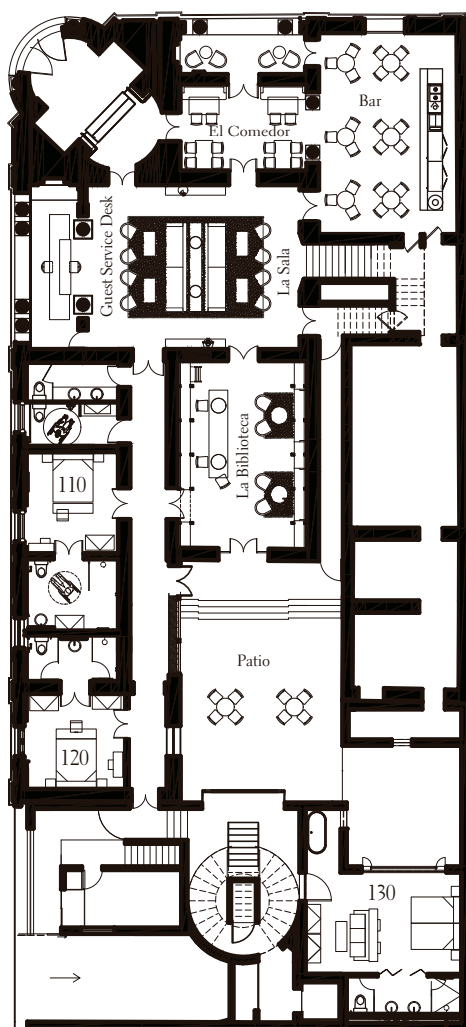
The public areas housing the Sala, Comedor, Bar and Terrace, with access to the Boulevard, are separated from guest premises which are secluded on the second floor and in the modern extension.

La Biblioteca will hold a collection of Peruvian maps; paintings, prints, books and other paraphernalia to promote the idea of exploration.

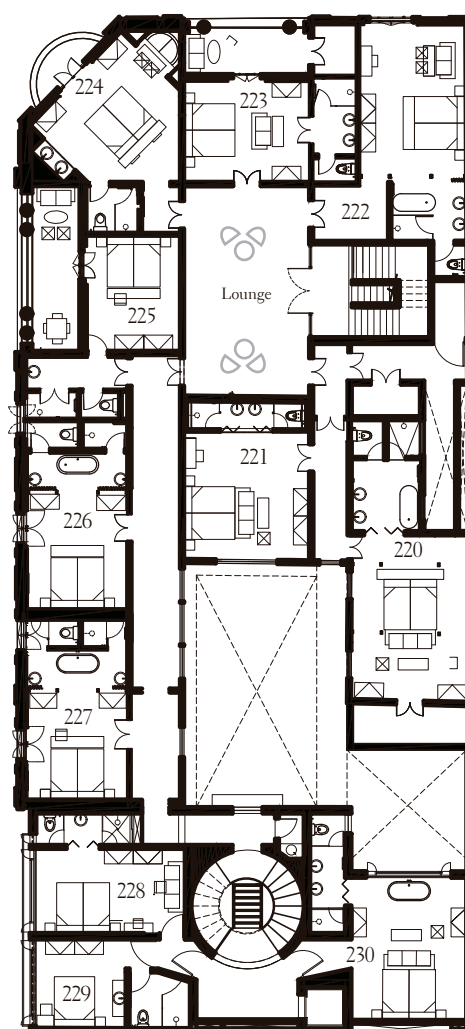
The 17 guest rooms are designed to spoil and pamper guests.

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First Floor

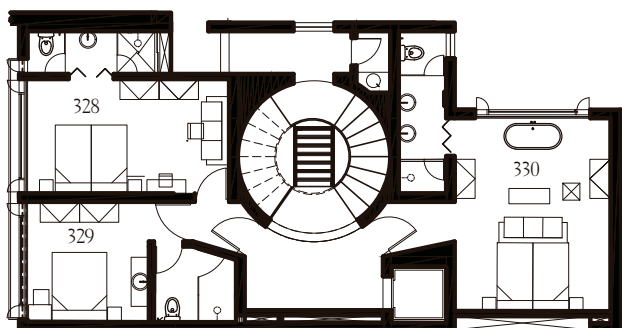


Second Floor

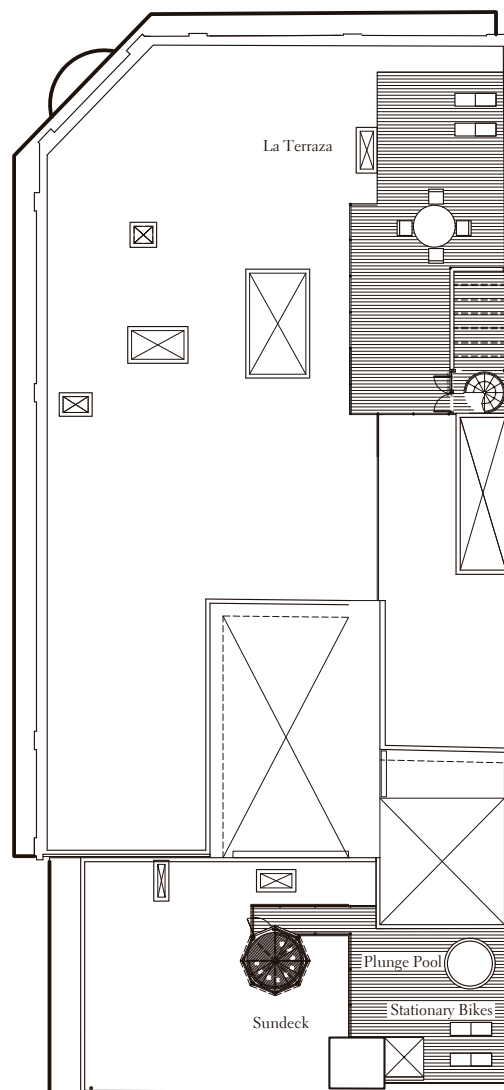


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Third Floor



Rooftop



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The Experience

The service will be highly personalized and accommodating, anticipating visitor's needs and spoiling them on behalf of the owner.

- Discover Barranco; the bohemian neighborhood of Lima.
- Stay in a smart, elegant, creative, and very social setting.
- Dwell in a modern, air-conditioned room after a long trip.
- Rest in a great bed, with a pillow menu and a spacious bathroom.
- Refresh in a heated plunge pool, exercise with a view of the ocean or enjoy an in-room massage.
- Capture sunset over the Pacific on the Terrace Lounge or Stroll along the malecon (boardwalk).
- Learn about Peruvian Lonche*.
- Mingle with travelers or locals in a busy bar.
- Order room service and watch the news.
- Continue to discover Peruvian food.
- Have breakfast in bed, on the terrace or wherever, at any time.
- Admire contemporary art or host a private dinner at Lucia de la Puente's Art Gallery**.
- Feel part of contemporary life in Lima.

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Services & Amenities

- Welcome Champagne Raventos and
- Complimentary Tea Time
- Personalized Welcome in Guest Service Desk
- Secretarial Services (upon request)
- Interpretation and Translation Services (upon request)
- Computers and Printing Services
- Nanny Service (upon request)
- In-room Massage (additional cost)
- Valet Parking
- Hotel Car
- Twice-daily Housekeeping Service
- Post checkout Hospitality Lounge
- 24-hour In-Room Dining
- 24-hour Laundry/Dry-Cleaning and
- One-Hour Pressing
- Multilingual Trip and Experience Concierge
- Bell Boy Service
- Complimentary Overnight Shoe shine
- Rooftop Terrace
- Stationary Bikes Looking out into the Sea (2016)



Services & Amenities Continued

Bed & Bath Ammenities

- Extra Large Fluffy and Abundant Towels
- 300 Count Pima 100% Cotton Sheets
- Down Duvets
- Down Pillows
- Oversized Stand Alone Bathtubs (In Selected Rooms)
- Hypoallergenic Pillows and Duvets (On Request)
- Standing Bath
- Independent Bath (In Selected Rooms)
- Make-Up Mirror
- Thick Terry Bathrobes with Hood
- Custom Organic Bath Amenities
- Towel Heater
- Additional Telephone
- Hairdryer

Entertainment

- All-news Cable Network
- Plasma/LCD Screen Television
- DVD Player (On Request)
- I-Pod-Ready Stereo
- Cable TV

Room Features

- Centralized Light Control and Reading Lights
- Independent Heater
- Air Conditioning
- Clock Radio
- Complimentary Newspaper
- In-room safe
- Mini Bar
- Cribs and Rollaway
- Wheelchair-Equipped Rooms
- Slippers
- Hot Water Bottle
- Sundries and Merchandising Tray
- Laundry Kit
- Non-Smoking Rooms
- Luggage Rack

Communications

- Wired High-Speed Internet Access
- Wireless Internet Access
- Wireless Phone

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Food and Beverage

The Hotels restaurant, bar and lounge have been designed to complement Lima's excellent restaurants; a place for traditional service and excellent Peruvian cuisine in a light informal presentation with a feeling of Old Lima.

Various service areas offer private settings for guests combined with venues open to Limeños.

Oscar Velarde, owner of La Gloria, Lima's acclaimed restaurant, and advisor to the cuisine at Cicciolina in Cusco, has designed the menu to highlight intense flavors of local fresh ingredients utilizing the freshest of Oscar's orchard, the catch of the day and a wide array of local purveyors.

The menu is a blend of traditional Peruvian ingredients and Mediterranean flavors. The food is straightforward and accessible. The cooking emphasizes traditional technique, the classics updated to enhance the taste clarity of their primary ingredients.

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El Comedor/Restaurant & Bar

A Classic. The bar & restaurant hosts a lively mix of savvy locals and inquisitive travelers open for coffee, meals, lonche (*) or drinks. Grand Room is decorated to recall the bohemian cafes, a traditional hotel bar with stunning pieces of modern art. The bar boasts an educated selection of South American wines, Peruvian Pisco and fresh seafood. A lively meeting point with a traditional club service. Capacity 50.

**El Lonche/ Peruvian Tea Time*

Lonche has been a tradition in Lima since early republican days. Society would gather at the end of the day to play, drink and converse while exchanging their secret recipes. The gathering became important within the political, social and culinary circles; the excuse was to enjoy exquisite nibbles. A variety of fresh herbs and infusions, coffee or hot chocolate served with open sandwiches, fresh fruit cuts and typical Lima biscuits.

***Access to Galeria (On Request)*

The contemporary art gallery adjacent to the hotel is available for private events or exclusive guest dinners catered by El Comedor.

La Sala/Living Room

The central and largest room, the heart of the hotel, serves as a Guest Service Desk and gathering area. La Sala faces the main Street and has a

grand French ambience with two large sitting areas; with access to amenities, full service, concierge and attentive staff.

La Biblioteca y Patio/Library & Patio

Adjacent to the hotel's Lobby, a comfortably modish lounge with an outdoor patio. A quiet room on the main floor replete with maps and books reminiscent of a travel club; private sitting area and large communal table suitable for mingling, a light breakfast, or work sessions which opens to an enclosed central patio with abundant greenery which separates the old house from the contemporary annex surrounded with jasmine and fig aromas; ideal for outdoor breakfast; also open for light lunch, dinner or private events.

El Lounge/Executive Lounge

Open format and relaxed, comfortable sitting and work area on the second floor with exclusive access to hotel guests. Includes newspapers, light reading, basic home equipment, accompanied by light snacks, tea and coffee.

La Terraza/Sundowner Deck

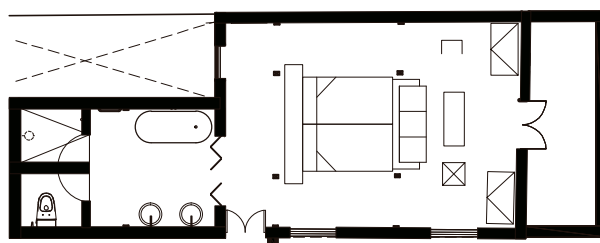
A private outdoor lounge on the rooftop overlooking Barranco and the Pacific Ocean. Full bar and a light menu; available during warm months. Exclusive for hotel guests.

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Rooms

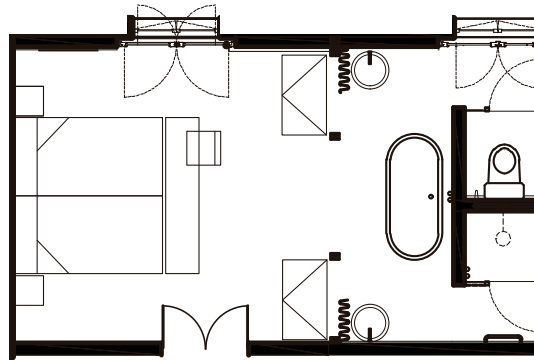
Hotel B offers 17 guestrooms; 10 rooms have been restored to maintain the spirit of this grand house and equipped with modern comforts; 7 new rooms have been added on the annex. Guestrooms are grouped in three categories according to size and configuration.



Atelier

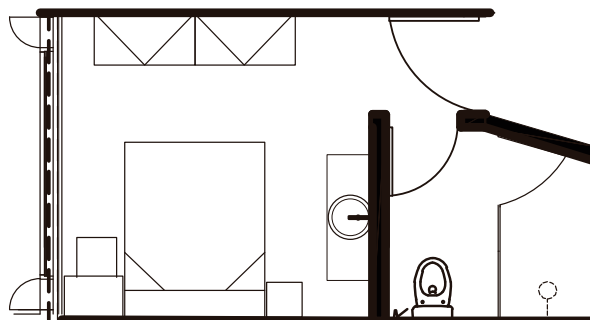
4 King Bedded Rooms. 34 - 42 square meters (330 - 452sq feet). Located on the second floor of the historic mansion, Atelier rooms include either a foyer or private terrace overlooking the Boulevard. The walk-through, open format bathrooms include twin vanity basins, separate rain shower and WC; some include a standalone bathtub and desk. Sitting area includes 1 couch (seats two), plus a chair, table, cocktail table, vintage armoire and cabinet. Complimentary high-speed wireless Internet connection, complimentary local phone calls, minibar, plasma TV with HD channels, iPod docking station.

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Aposento

9 King (two twin) Bedded rooms. 22-36 square meters (236 -387 sq feet). Situated throughout the historic mansion and the contemporary wing on all floors, overlooking either Calle San Martin or the inner Patio. Walk-in bathrooms have separate rain shower and WC; some include a stand-alone bathtub. Sitting area includes couch (seats two), chair, table, vintage armoire and cabinet. Complimentary high-speed wireless Internet connection, complimentary local phone calls, minibar, plasma TV with HD channels, iPod docking station.



Alcoba

4 Contemporary Queen Bedded rooms. 19 - 22 square meters (205 - 236 sq feet). 2 located on the first floor of the historic mansion and 2 on the second and third floor of the contemporary wing, overlooking the Spanish Diplomatic Residence on Calle San Martin. Split bathroom include separate WC and rain shower with single basin in main room. Sitting area includes sofa (seats one), desk with chair, vintage armoire and cabinet. Complimentary high-speed wireless Internet connection, complimentary local phone calls, minibar, plasma TV with HD channels, iPod docking station.



Room Chart

Room Number	Area (Sq. Ft.)	Area M2	Room Category	Foyer	Bathtub	Balcony	Bed Type	Desk/ Table	Sitting Area	Location	View	Bathroom	Other
110	263	25.40	Alcoba				Queen	x		1st Floor Casona	Calle San Martín	Separate WC & Shower	Handicap Access
120	238	22.10	Alcoba				Queen	x		1st Floor Casona	Calle San Martín	Separate WC & Shower	
222	452	42.00	Atelier	x			2 Twin/ King	x	x	2nd Floor Casona	Boulevard Saenz Peña	Open Bathroom Separate WC & Steam Shower	
223	330	30.70	Atelier			x	2 Twin/ King			2nd Floor Casona	Boulevard Saenz Peña	Separate WC & Shower	
224	362	33.60	Atelier	x		x	2 Twin/ King	x	x	2nd Floor Casona	Calle San Martín	Open Twin Basin	
225	283	26.30	Aposento			x	2 Twin/ King			2nd Floor Casona	Calle San Martín	Open Bathroom Separate WC & Shower	
226	316	29.40	Aposento		x		2 Twin/ King			2nd Floor Casona	Calle San Martín	Open Bathroom. Separate WC, Shower & Bathtub.	
227	306	28.40	Aposento		x		2 Twin/ King			2nd Floor Casona	Calle San Martín	Open Bathroom. Separate WC, Shower & Bathtub.	
221	326	30.30	Aposento				2 Twin/ King	x		2nd Floor Casona	Patio/ Courtyard	Separate WC & Shower	Inter-connected
220	456	42.40	Atelier		x	x	2 Twin/ King	x	x	2nd Floor Casona	Patio/ Courtyard	Separate WC Shower & Bathuh	Inter-connected
130	385	35.80	Aposento		x		2 Twin/ King		x	1st Floor Annex	Patio/ Courtyard	Separate WC, Shower & Bathtub	
230	389	36.10	Aposento		x		2 Twin/ King		x	2nd Floor Annex	Patio/ Courtyard	Separate WC, Shower & Bathtub	
228	275	25.50	Aposento				2 Twin/ King	x	x	2nd Floor Annex	Calle San Martín	Separate WC & Shower	Inter-connected
229	207	19.20	Alcoba				Queen	x		2nd Floor Annex	Calle San Martín	Split Bathroom Split Basin	Inter-connected
330	389	36.10	Aposento		x		2 Twin/ King		x	3rd Floor Annex	Patio/ Courtyard	Separate WC, Shower & Bathtub	
328	275	25.50	Aposento				2 Twin/ King	x	x	3rd Floor Annex	Calle San Martín	Separate WC & Shower	Inter-connected
329	207	19.20	Alcoba				Queen	x		3rd Floor Annex	Calle San Martín	Split Bathroom Split Basin	Inter-connected