



For Sale

Location: **VIC**
Asking: **On Enquiry**
Type: **Hospitality-Restaurants**

UNIQUE HERITAGE STYLE RESTAURANT AND BISTRO - EXCEPTIONAL INCOME OPPORTUNITY

DESCRIPTION

This beautifully presented heritage style licensed restaurant and bistro is prominently located in the heart of Bairnsdale occupying a fantastic corner position.

The fully licensed restaurant provides a unique setting by blending the heritage style building with a modern and casual fit out delivering the perfect option for intimate dining whilst delivering inspired settings for casual a la carte patrons and function bookings

The Old Grain Store can welcome up to 150 guests enjoying significant patronage from loyal locals, travellers and tourists, whilst the versatile layout of the premises caters for larger functions that includes local community and business gatherings, private functions, weddings, birthdays, anniversaries, engagements and other social gatherings as well as corporate conferences.

This historic gem offers patrons with everything expected from a hospitality experience making The Old Grain Store a much loved and highly patronised institution. Arguably the best dining experience in the region.

KEY DETAILS

Mediterranean Cuisine sourced from the freshest and best local produce
Impressive Takings that exceed 1.2M + Per Annum
Extensive Plant and Equipment with nothing to spend
Exceptional Net Income to an owner operator verifiable by Accountant Financials
Historic premises
Modern style fit out
Trained Staff
Trading liquor license for 150 patrons until 11 pm
Forward function booking
Huge patronage loyalty
Growing residential tourist and commercial region
Long Lease

LOCATION

Bairnsdale is a beautiful regional town that has everything to offer, being close to the beach resorts of Lakes Entrance, Paynesville and Metung offering a wonderful lifestyle. Bairnsdale also has everything you would expect from a regional town with Hospital, excellent colleges and schools plus a daily train service to Melbourne. The major department stores have all come to join the growth that include Bunnings, Harvey Norman, Dan Murphy's Liquor Store, Harris Scarfe and K.Mart with Cotton On and other major retailers looking to centralise in the town evidencing a vibrant growing and affluent region.

OPPORTUNITY SUMMARY.

Contact:

Chris Keeshan
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Business Brokers Network
Australia
Broker Ref: 21022



This is a real opportunity for a hospitality minded couple/chef looking to own and operate their own restaurant /bistro and be fully rewarded for their culinary talents and business acumen.
The vendor has genuine reasons for sale and will negotiate on price so the opportunity to become a proud owner of THE OLD GRAIN STORE is an opportunity not to be missed.

Full Financial Details available.

Do not miss this opportunity to achieve long term financial security in this wonderful and growing region.

For further information and to arrange an inspection please contact Select Business Brokers as detailed.