

## For Sale

Location: **TAS**  
Asking: **\$579,000**  
Type: **Accommodation-Hotels**

### L/hold Beauty Point Waterfront Hotel Glorious River Views 20 Pokies All Income Streams

Make no mistake this is very financially rewarding, very profitable business.

The panoramic Tamar River Views ensure patrons are plentiful, the quality food, friendly service and ice cold beer enhances their experience.

Multiple income streams, gaming, bar, food, accommodation, stand alone bottle shop and rent.

Whole property in very good condition, only maintenance on an ongoing basis, many dollars spent on recent upgrades and improvements, all equipment in good working order.

Comprising dining room with a boat-shaped bar, popular outdoor deck, spacious bar, function room, gaming room, 9 motel rooms, stand-alone bottle shop and stand-alone manager's residence, office and multiple toilets, store rooms, cool rooms, modern commercial kitchen, very good layout in a building approximately 35-odd years old.

The hotel has been architecturally designed to capitalise on the view of the Tamar River at its widest point, a small sandy beach below, AMC boats at the jetty and the marina.

The quality food service has been identified as an important integral component of this business. There is seating for 80 guests in the dining room, 60 alfresco dining on the deck and further capacity in the function room and bar.

Customers include The Dive School, Australian Maritime Collage, locals, travelling public and tourists.

Please take note, full financial information available to enquiries who can establish their motivation and capacity to purchase in a reasonable time frame.

### Contact:

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INTENDING PURCHASERS TO MAKE THEIR OWN INVESTIGATIONS AND ENQUIRIES IN RELATION TO THE BUSINESS AND NOT TO RELY UPON WARRANTY OR STATEMENT MADE BY THE VENDOR OR BY ANYONE ON HIS/HER BEHALF. Please Note: All figures quoted are approximate.