



**SUBJECT  
PROPERTY**

**FOR SALE | MARINA & RESTAURANT**

**River's Edge Marina & Restaurant**  
**65 Lewis Blvd. St. Augustine, FL 32084**

**ST. JOHNS**  
COMMERCIAL PROPERTIES

Craig Cunningham, Broker  
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The information is deemed reliable, but not guaranteed.

# PROPERTY SUMMARY

**ST. JOHNS**  
COMMERCIAL PROPERTIES

## **River's Edge Marina & Restaurant** **65 Lewis Blvd., St. Augustine, FL 32084**

**LIST PRICE: \$14,000,000**

**PROPERTY DESCRIPTION:** Located at ICW Mile Marker 780 On San Sebastian River at Green Marker 29, River's Edge Marina is located in the nation's oldest city. Nestled just west of the historic downtown area, this marina provides excellent protection and easy access to all of St. Augustine's amenities. Along with sightseeing downtown the marina's location is a ¼ mile away from Sailor's Exchange, West Marine and groceries. There is a restaurant on site: Hurricane Patty's. River's Edge Marina has a knowledgeable staff and beautiful views that make this marina exceptional business ownership opportunity.

**Marina Office Building:** 3275 sq. ft. This structure could be rebuilt, for potential lodging - up to 50 ft. in height - adding 3 stories to approx. 14,000 sq. ft.

**Waterfront Restaurant & Bar Building (2 Creeks Dockside):** 8575 sq. ft. / 4575 sq. ft. HVAC. This building has an expansive deck overlooking the marina, San Sebastian River – and the downtown area.

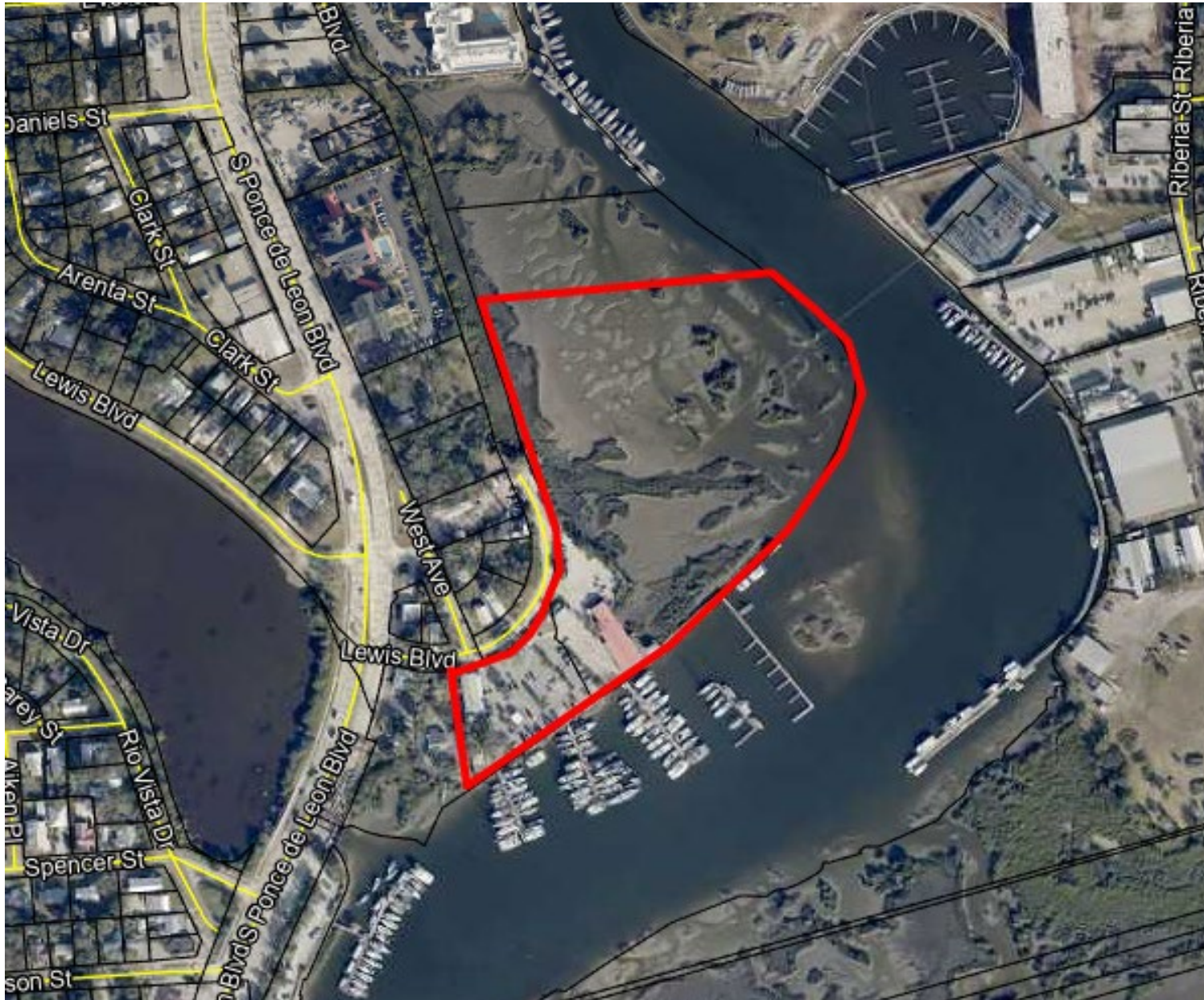
### **DOCK SIZES & AMENITIES:**

- Floating docks (depths 6 - 8 1/2' MLW)
- 100 wet slips / accommodates vessels up to 120 ft.
- Air-conditioned shower facilities
- Onsite coin laundry
- Patio area with grills and fire pit
- Cable TV available for long term
- 30/50/100 Amp electrical
- Over 150 parking spaces
- Complementary Wi-Fi internet
- Fuel truck on call at street prices (24-hour notice M-F)
- On call pump-out
- West Marine 1/4 mile
- Short walk to downtown, entertainment, and historic sites.
- BoatUS, AGLCA, and MTOA Participating Marina
- On-Site Restaurant: Hurricane Patty's Bar & Grill

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**RESTAURANT & BAR**



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