



FOR SALE

105 JAMES ST, PARRY SOUND

\$1,699,000

Owned Property

3,500 Sq Ft

Business & Building

DI SALVO'S BELLA CUCINA

Fine dining family restaurant in picturesque Parry Sound, the jewel of Georgian Bay. The restaurant occupies a prime space on the town's main thoroughfare and busiest street, just a 5 minute walk from the waterfront. The current owners took it over in 2019 and did major renovations including new patios, leaseholds, addition, and equipment.

Licensed for 149 inside, plus 40 and 40 on the patios. 4 washrooms, 3 walk-in fridges, 2 commercial hoods, 10 and 6 feet respectively. Parking in back for 10. Full basement in great condition.

Excellent sales and profits on top of salaries in a growing business. Why pay rent when you can own your own building? Purchase the building and be your own landlord in a great market with huge summer sales.

READY FOR SECONDS?

Call me to discuss this listing today.



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This document is not meant to solicit existing listings. (12.2002)

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OTHER LOCATIONS:



DOWNTOWN HUNTSVILLE

- Licensed Restaurant with Patio
- 2,000 Sq Ft
- \$6,000 Gross Rent
- Licensed for 30 + 100 Patio



BELONG SHARBOT LAKE

- Licensed Restaurant
- 2,400 Sq Ft
- Business with Property
- Licensed for 56 + 40 patio



HUMMINGBIRD PIZZA

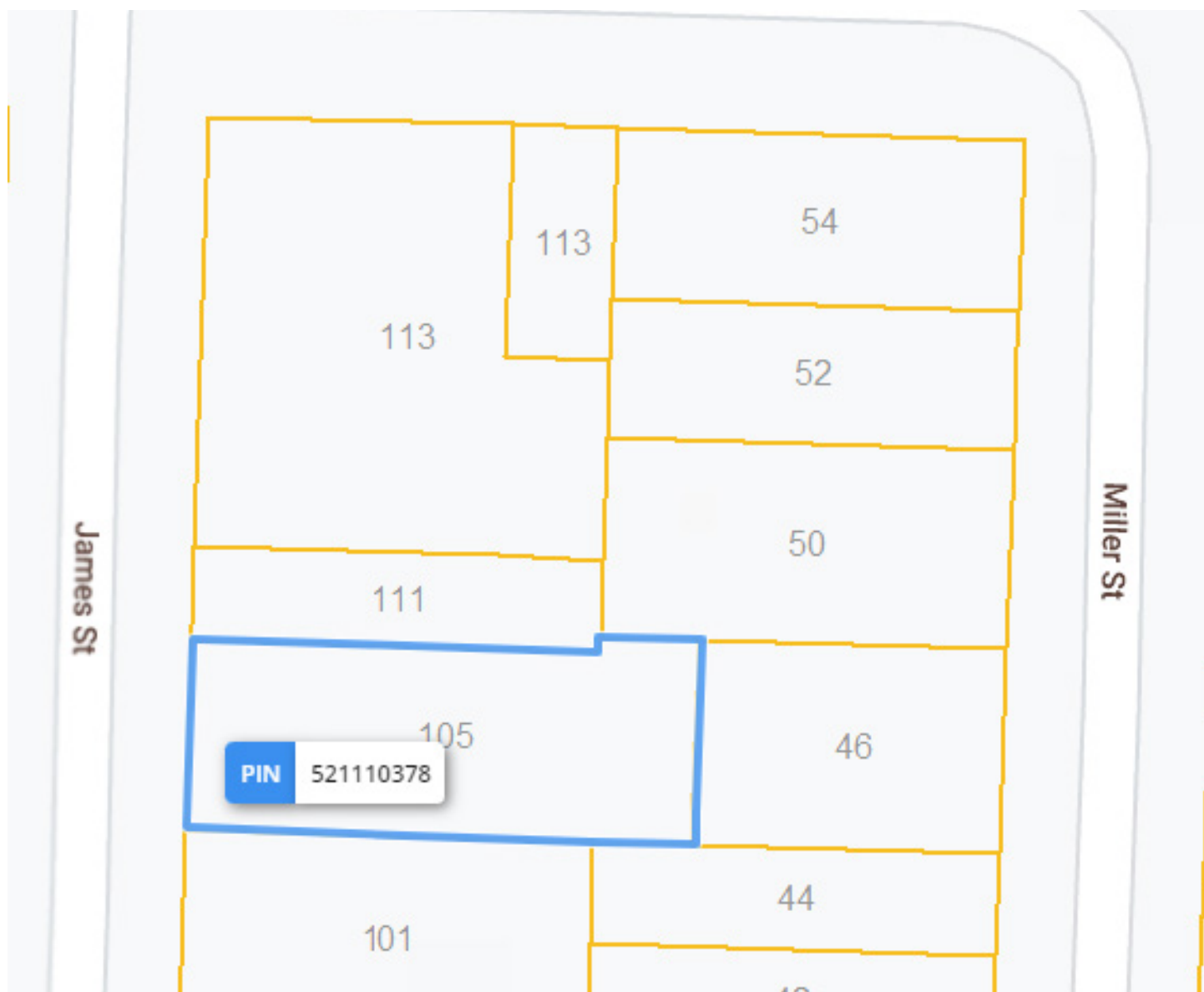
- Licensed Restaurant
- 6,000 Sq Ft
- Business with Property
- Licensed for 98



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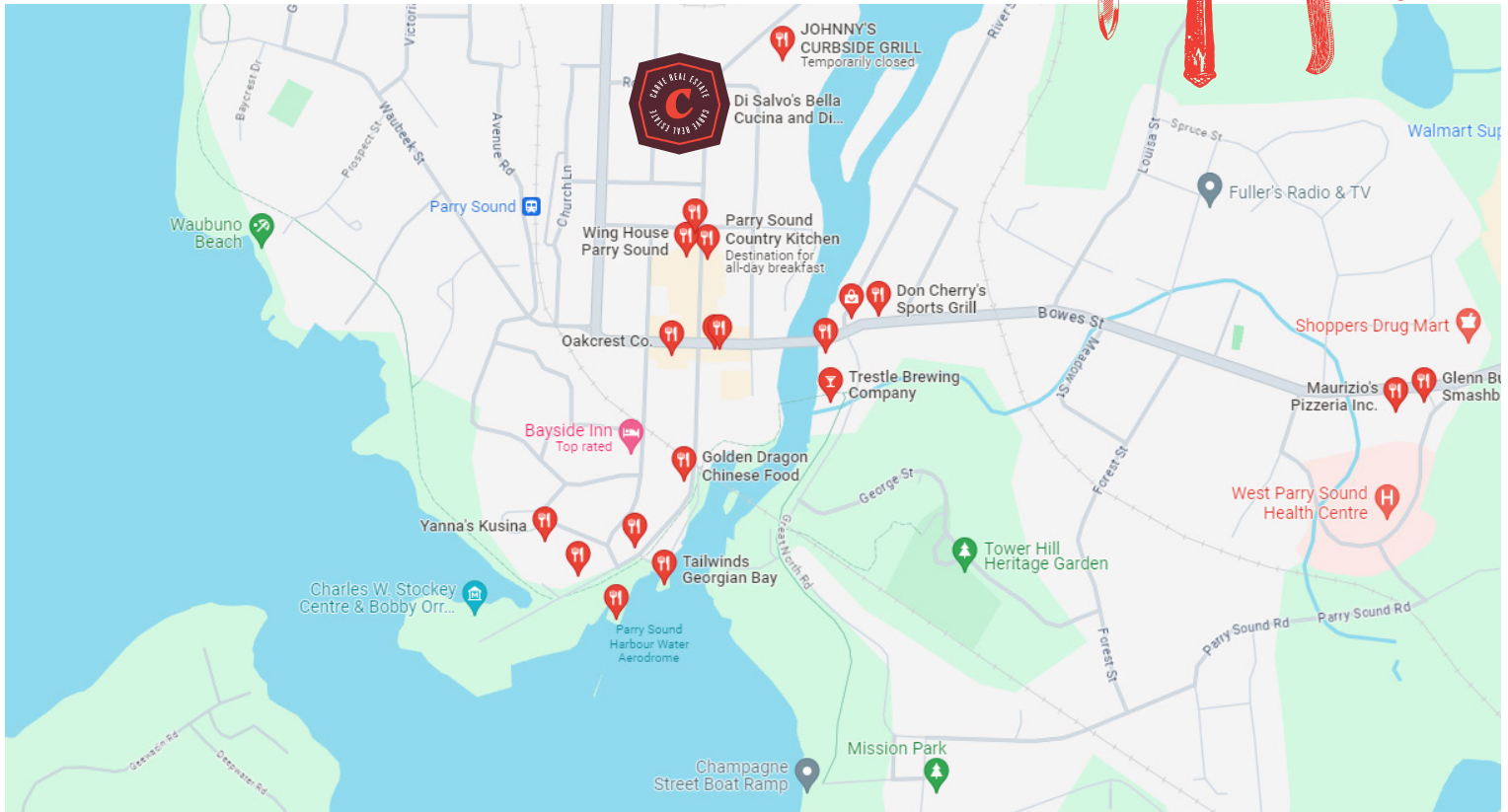
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BUILDING DETAILS

This building has seen major renovations throughout since the new owners took over in 2021 with a completely new kitchen complete with a combined 16 feet of hood, 3 walk-ins, and tons of new equipment.

Your dream restaurant awaits.

Property Details: Full zoning and permitted use package available upon request. Rear parking for 10 vehicles.

This property has a very good location in downtown Parry Sound, and is only a short 5 minute walk from the waterfront. Potential for additional structures to be built and for future rezoning.

Parry Sound is the premier tourist destination in the entire area, and is home to: the Island Queen Cruise, Bobby Orr Hall of Fame, Georgian Bay Airways, Trestle Brewing Company, and more.

LOT SIZE

Frontage:
61.0 ft along James St

Depth:
Approximately 164.4 ft

Dimensions:
33.61 ft x 5.00 ft x 130.71 ft
x 60.93 ft x 164.41 ft x 65.92 ft

Size:
10,182.65 ft² (0.234 ac)



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