



**HARTMANN**  
COMMERCIAL REAL ESTATE

## FOR SALE

Restaurant / Bar

**Commercial Building and Business**

**10348 N Highway 191**

**Elfrida, AZ**

**Parcel(s):** 403-32-032B / 032C

**Building Size:** 3302 SF

**Zoning:** GB - Cochise County (General Business)

**Price:** \$340.000

**Utilities:** Electric, phone, water, gas, and septic currently to property.

**Terms:** Cash, submit terms

**Comments:**

Restaurant and bar with all equipment and inventory, liquor license (#6) and business trade name included. The restaurant offers a spacious layout with seating for approximately 54 guests in the main dining room and an additional 46 in the lively bar area. A covered outdoor patio provides a flexible space ideal for hosting special events, live music, or seasonal gatherings. This is a turnkey opportunity for restaurateurs or investors seeking a well-established location upgraded infrastructure, (major renovation of electric, plumbing, septic and most of the kitchen facilities) and room to grow. With virtually no local competition, the only nearby steakhouses are either in Douglas or Tombstone, AZ, both approximately 40 miles away. Whether you're looking to continue the steakhouse tradition or bring a new culinary concept to life, RD's offers the perfect foundation.

**FOR MORE INFORMATION  
PLEASE CONTACT:**

**Alain Hartmann**  
**520-332-6000 or 520-870-1030 (Cell)**  
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6075 E Grant Rd, Tucson, AZ 85712  
O: 520.332.6000 C: 520.870.1030



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**Elfrida, AZ**

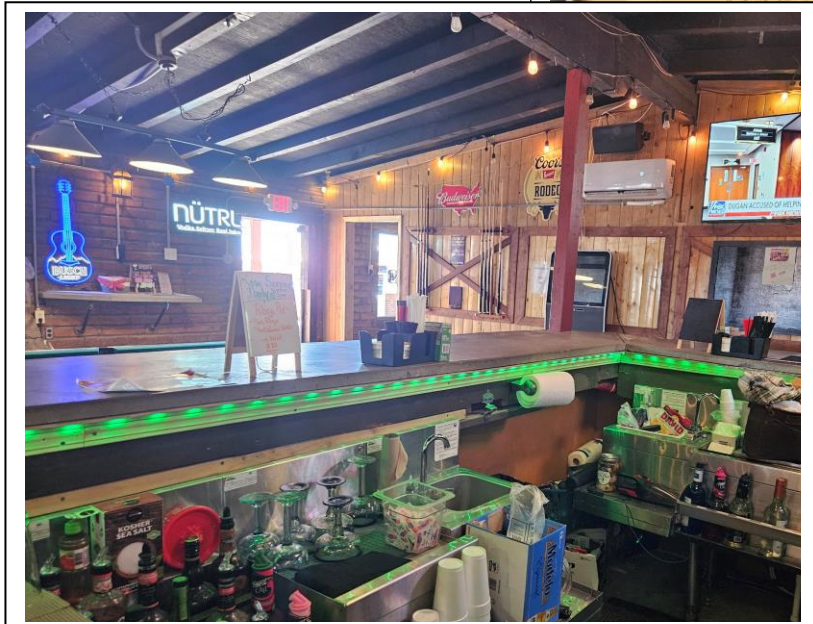


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