

FOR SALE

SILVERLAND INN & SUITES

100 N E Street, Virginia City, NV



Resource Management and Development • www.RMDNevada.com



Iconic Virginia City hotel offering heritage charm, modern upgrades, lucrative tourism, and expansion potential—an exceptional investment opportunity.

PROPERTY SUMMARY



New wedding ceremony walkway. Set against the majestic vistas of Virginia City—this space a versatile and attractive setting for a variety of gatherings.



The state-of-the-art event facility accommodates banquets, meetings, corporate retreats, weddings, and milestone celebrations.

OFFERING SUMMARY

SALE PRICE	\$9.9M
LOT SIZE / BUILDING SIZE	12.67 acres / 40,000 SF
YEAR BUILT / RENOVATIONS	2006 / 2024
NUMBER OF ROOMS	70
ZONING	Commercial/Hospitality
APN's	001-152-04 / 001-158-00

BUSINESS WEBSITE
www.SilverlandInn.com

PROPERTY OVERVIEW

Located in the heart of historic Virginia City, **Silverland Inn & Suites** stands as a landmark property with a rich heritage and exceptional market presence.

This premier hotel features **70 well-appointed rooms, including guest rooms, junior suites, and an executive suite**. The junior and executive suite(s) come with Jacuzzi tubs, refrigerators, and all the finer accoutrements for a luxurious stay. **Accessible ADA rooms & suites** are available to accommodate all guests. **Modern amenities** such as cable TV, complimentary WiFi, blackout shades, and personalized climate control provide comfort and convenience.

The property boasts a **newly renovated Restaurant/Bistro & Bar** with a fully equipped commercial kitchen. Guests can enjoy breakfast, lunch, and happy hour offerings at this premier dining venue. Additionally, the **Silverland Pub, a fully operational 1850s bar**, is perfect for casual meet-ups, festive celebrations, or ending a wedding day on a high note. The **state-of-the-art event facility** accommodates banquets, meetings, corporate retreats, weddings, and milestone celebrations. **A breathtaking outdoor wedding ceremony overlook**—set against the majestic vistas of Virginia City—make this space a versatile and attractive setting for a variety of gatherings. Other amenities include a **gift shop, terrace and garden spaces, and laundry facilities**.

This property's commanding presence, historic appeal, and diverse amenities make it a compelling investment opportunity in a thriving heritage destination with long-term growth potential.

PROPERTY SUMMARY



Newly renovated Bistro & Bar with a fully equipped commercial kitchen. Guests can enjoy breakfast, lunch, and happy hour offerings at this premier dining venue.



Located in the historic core of Virginia City, Silverland offers investors an exceptional opportunity in a nationally recognized heritage destination. Designated as a National Historic Landmark District, VC draws over 2 million visitors annually for its rich history, museums, and Old West attractions

INVESTMENT HIGHLIGHTS

- **Unique Heritage Asset:** The largest hotel in Virginia City, a distinguished historic district, attracting over 2 million visitors annually, with strong year-round tourism driven by popular events and festivals each month.
- **Market & Tourism:** High and consistent visitor demand, fueled by annual events like Hot August Nights, Camel Races, and Christmas on the Comstock, along with mining tours, saloons, shopping and outdoor activities.
- **Recent Upgrades & Versatility:** Newly built commercial kitchen, bistro & bar, outdoor wedding ceremony overlook, plus flexible indoor and outdoor event spaces.
- **Development Opportunity:** Adjacent to the hotel, 8 acres of graded land is ready for expansion—perfect for outdoor venues, event space, or additional development with direct hotel access. Currently used for overflow parking.
- **Business Environment:** Located in Storey County, Nevada's most pro-growth area, offering a favorable tax climate — no personal or corporate income tax.
- **Economic & Future Growth:** Near the Tahoe-Reno Industrial Center (Tesla, Google, Walmart), supporting long-term regional expansion.

LOCATION ADVANTAGE. A TOURIST MAGNATE.

Located in the historic core of Virginia City, Silverland Inn & Suites offers investors an exceptional opportunity in a nationally recognized heritage destination. **This vibrant town, designated as a National Historic Landmark District, draws over 2 million visitors annually for its rich history, museums, and Old West attractions.** Main Street, known as C Street, ranks among the top 10 Historic Main Streets in America, lined with preserved buildings, shops, and lively entertainment. Major attractions include Piper's Opera House, The Way It Was Museum, and historic mining sites, all within walking distance of Silverland.

Virginia City's deep history as a boomtown—fueled by over \$20 billion in gold and silver mined during the 19th century—continues to attract tourists seeking authentic Western experiences. **This strategic location ensures steady visitation, year-round events, and a robust hospitality market, making it a compelling site for long-term investment and growth.**

NEARBY ATTRACTIONS:

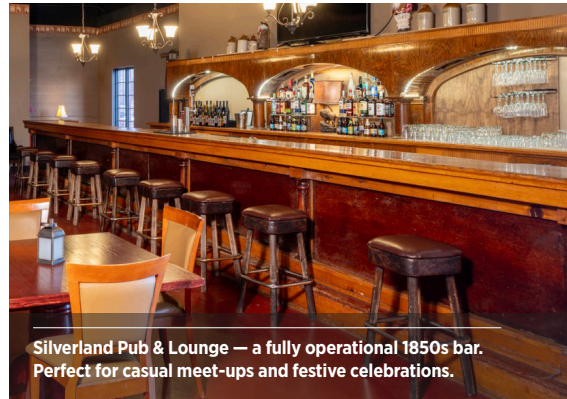
Reno (25 miles); Lake Tahoe (45 miles); Carson City (15.6 miles)

VIRGINIA CITY WEBSITE
www.VisitVirginiaCityNV.com

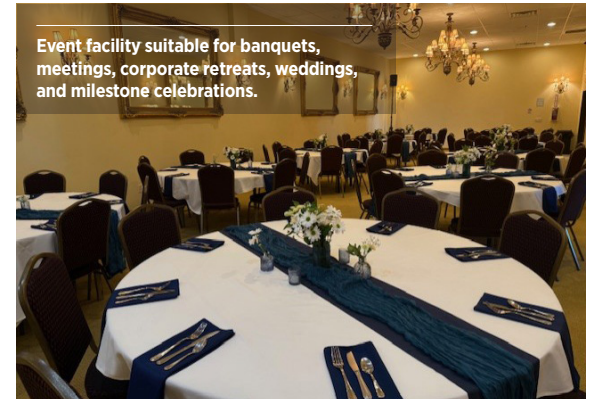
PROPERTY PHOTOS



Junior and executive suite(s) come with Jacuzzi tubs, refrigerators, and all the finer accoutrements for a luxurious stay.



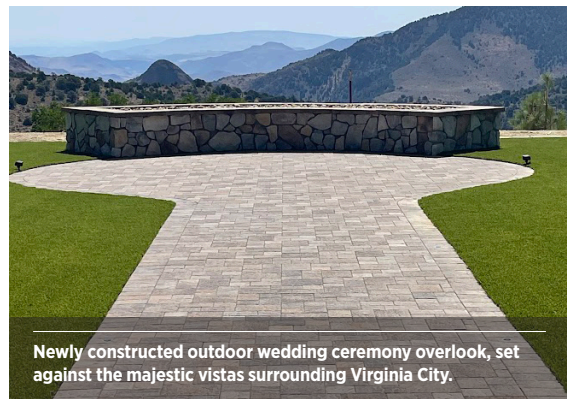
Silverland Pub & Lounge — a fully operational 1850s bar. Perfect for casual meet-ups and festive celebrations.



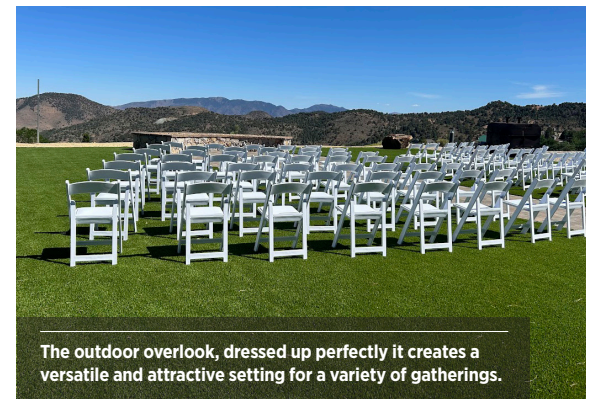
Event facility suitable for banquets, meetings, corporate retreats, weddings, and milestone celebrations.



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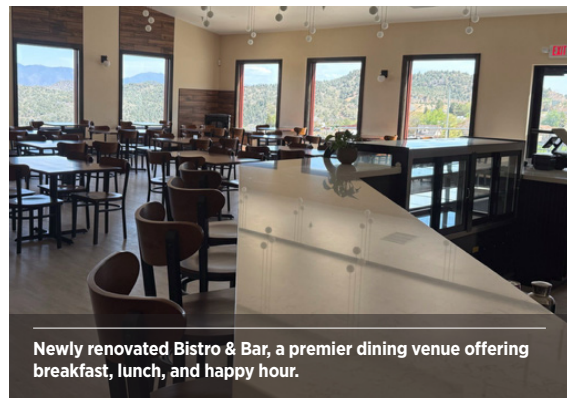
Newly constructed outdoor wedding ceremony overlook, set against the majestic vistas surrounding Virginia City.



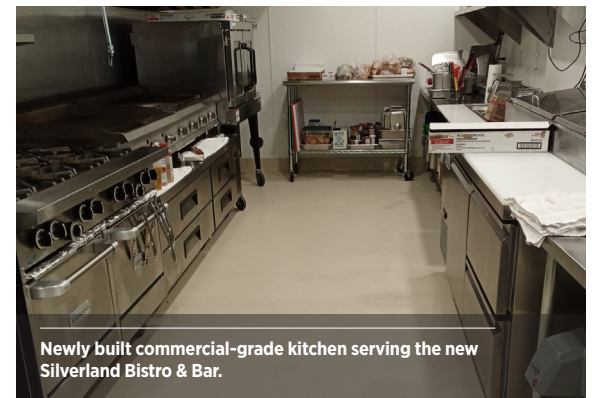
The outdoor overlook, dressed up perfectly it creates a versatile and attractive setting for a variety of gatherings.



Reminiscent of the riches of a vibrant past — and a favorite photo opportunity for brides and guests alike.



Newly renovated Bistro & Bar, a premier dining venue offering breakfast, lunch, and happy hour.



Newly built commercial-grade kitchen serving the new Silverland Bistro & Bar.

PROPERTY PHOTOS



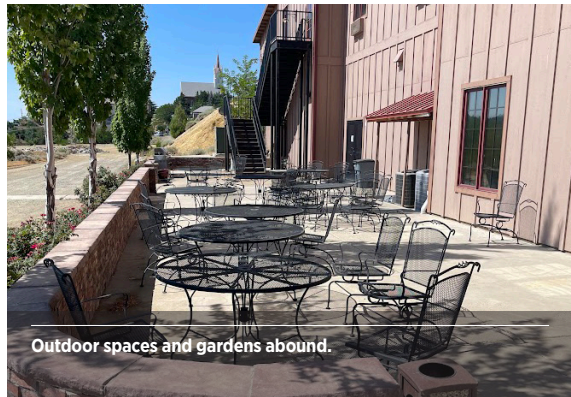
The "Silverland Team" is always ready for a photo opportunity.



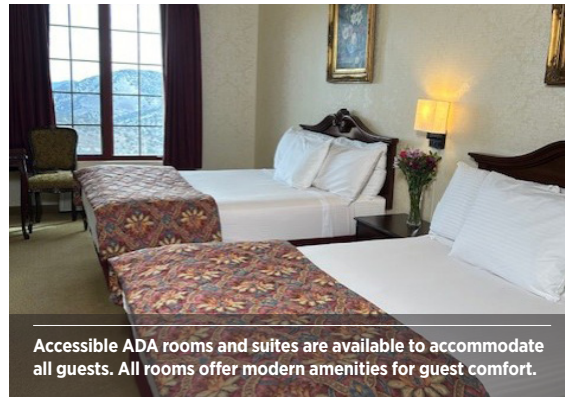
Breakfast or afternoon tea this beautifully appointed self-service lounge offers respite to the weary tourist.



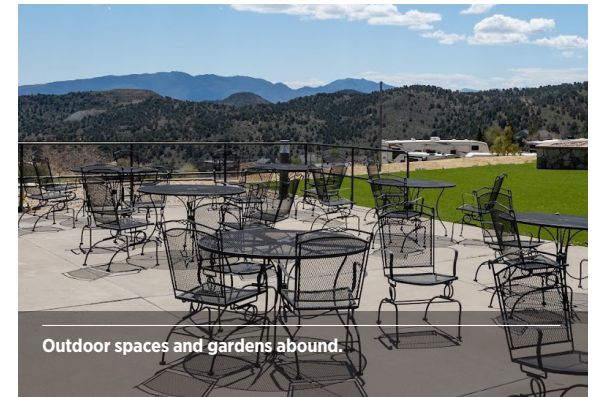
70 well-appointed rooms, including guest rooms, junior suites, and luxurious executive suites.



Outdoor spaces and gardens abound.



Accessible ADA rooms and suites are available to accommodate all guests. All rooms offer modern amenities for guest comfort.



Outdoor spaces and gardens abound.

Historic Virginia City's largest hotel ...

... offers a rare investment opportunity—heritage charm, modern upgrades, and unmatched tourism demand in Nevada's iconic gold rush town.

VIRGINIA CITY PHOTOS

Virginia City, Nevada, designated as a National Historic Landmark District, draws over 2 million visitors annually for its rich history, museums, and Old West attractions.

C Street [1] is the center of the entertainment district and one of the **Top 10 Historic Main Streets in America**.

VC is not short of attractions for the history boffin or casual observer. Favorite attractions include: **Chollar Mine [2]**, Chollar Mansion, Comstock Gold Mill, **Fourth Ward School Museum [3]**, and Mackay Mansion Museum.

VC is home to many interpretive museums and sites, including the Silver Terrace Cemetery, the Pioneer Cemetery, the Firemen's Museum, The Way It Was Museum, **Piper's Opera House [4]**, the Peace Officer's Museum, St. Mary's Art Center, and numerous exhibits in businesses throughout town.

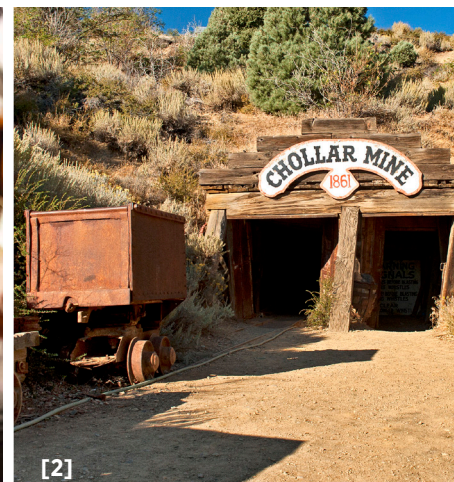
Notorious for being one of three of the most haunted towns in the United States, with many Ghost Tours of haunted hotels, saloons and buildings. **All haunted VC is celebrated every October during the HAUNTOBER [5] parade.**

Virginia City hosts many unique and authentic event celebrations including Street Vibrations, **International Camel Races [6]**, **Hot August Nights [6]**, Rocky Mountain Oyster Fry, Chili Cook-Off, parades, Civil War re-enactments during Comstock Heritage Days, World Championship Outhouse Races, Haunter and Christmas on the Comstock.

VIRGINIA CITY WEBSITE
www.VisitVirginiaCityNV.com



[1]



[2]



[3]



[4]



[5]



[6]



[7]

LOCATION MAP



Silverland Inn & Suites

100 N E Street, Virginia City, NV



Deborah Hayward
Sales Agent
+ 1 650 279 0102 (cell)
Deborah@RMDNevada.com
(NRED# S.192298)

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ABOUT RM&D



Your Nevada Commercial Real Estate Specialist

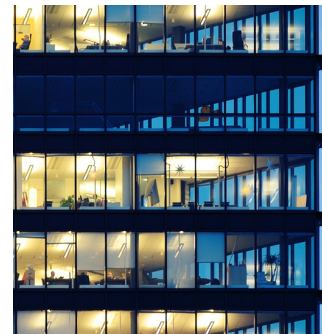
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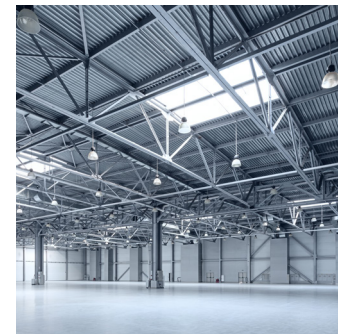
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Benefit by partnering with RM&D's Northern Nevada experts in Investment, all sectors of Commercial Property Management, Brokerage, Landlord Representation, and Tenant Representation.

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