



Wyoming 310 Restaurant (Real Estate and Business)

775 U.S. 310 | Deaver, Wyoming 82421

Property Highlights

- Popular Wyoming Restaurant for sale
- Located at the intersection of HWY 310 and HWY 114 (between Cody, WY and Billings, MT)
- Turn-key profitable business (8 years)
- Sale includes Real Estate, Business, and FF&E
- Lot size: 1.3 acres with extra room for growth and additional buildings
- Building size: 4,096 SF
- Wyoming All Beverage License can be transferred
- See Brokers for additional information with signed NDA

OFFERING SUMMARY

Sale Price:	\$510,000
Lot Size:	56,628 SF
Building Size:	4,096 SF

DEMOGRAPHICS 15 MILES 30 MILES 60 MILES

Total Households	6,040	8,503	82,620
Total Population	15,410	21,408	197,855
Average HH Income	\$91,333	\$92,144	\$91,637

Property Description

Wyoming's premier steakhouse, restaurant and bar right on US Highway 310 in Deaver for sale. Family owned and operated, completely turn-key establishment.

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Matt Robertson, SIOR
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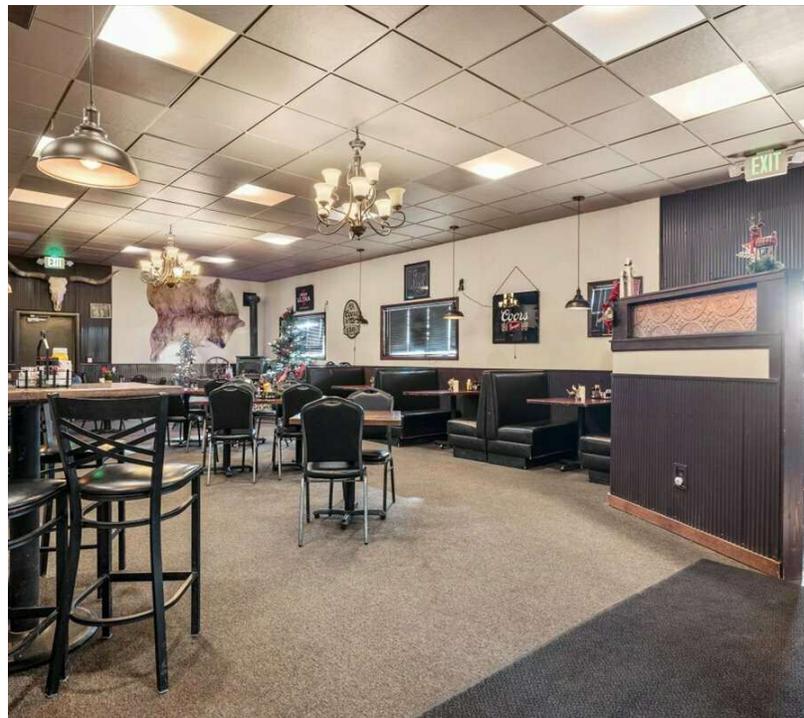
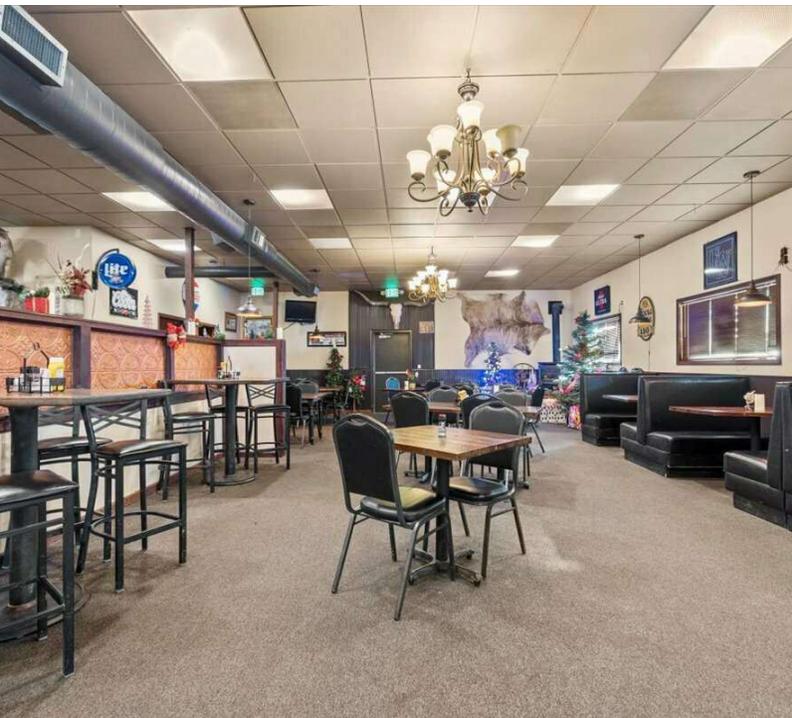
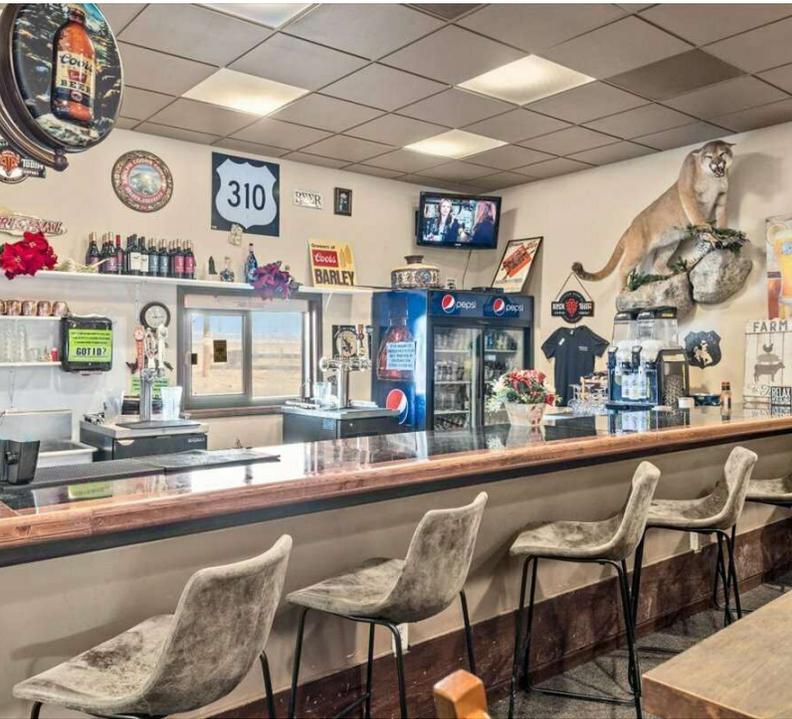
FOR SALE



RESTAURANT



**4,096 SF
1.3 ACRES**



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About Deaver, WY

Living in Deaver, WY is peaceful and picturesque. The small town has a population of just over 1,000 people and sits nestled in a lush valley surrounded by snow-capped mountains. There are plenty of outdoor activities to enjoy like fishing, hunting, and camping in the nearby forests and lakes. The local community is friendly and welcoming, with many small businesses and restaurants catering to their visitors' needs. The area is also home to some stunning natural attractions like the Big Horn Recreation Area and Yellowstone National Park that are well worth exploring. With its stunning views, clean air, friendly locals, and abundance of outdoor activities; living in Deaver, WY can be an incredibly rewarding experience for those looking for a tranquil place to call home. Just 40 miles to Cody, 15 miles to Lovell, and 35 miles to the Big Horn Mountains making Wyoming 310 a convenient destination for recreational travelers and tourists year round.

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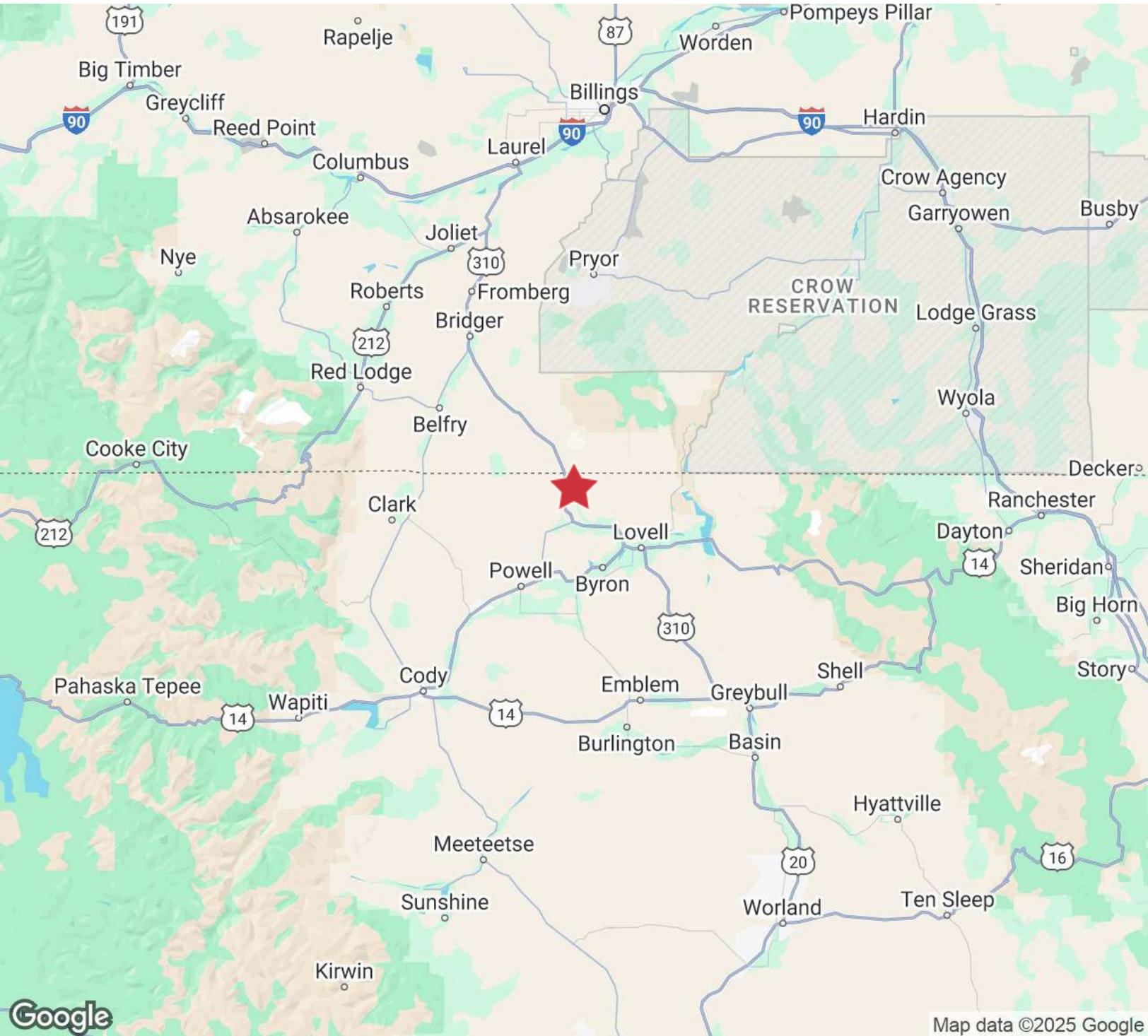
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Google

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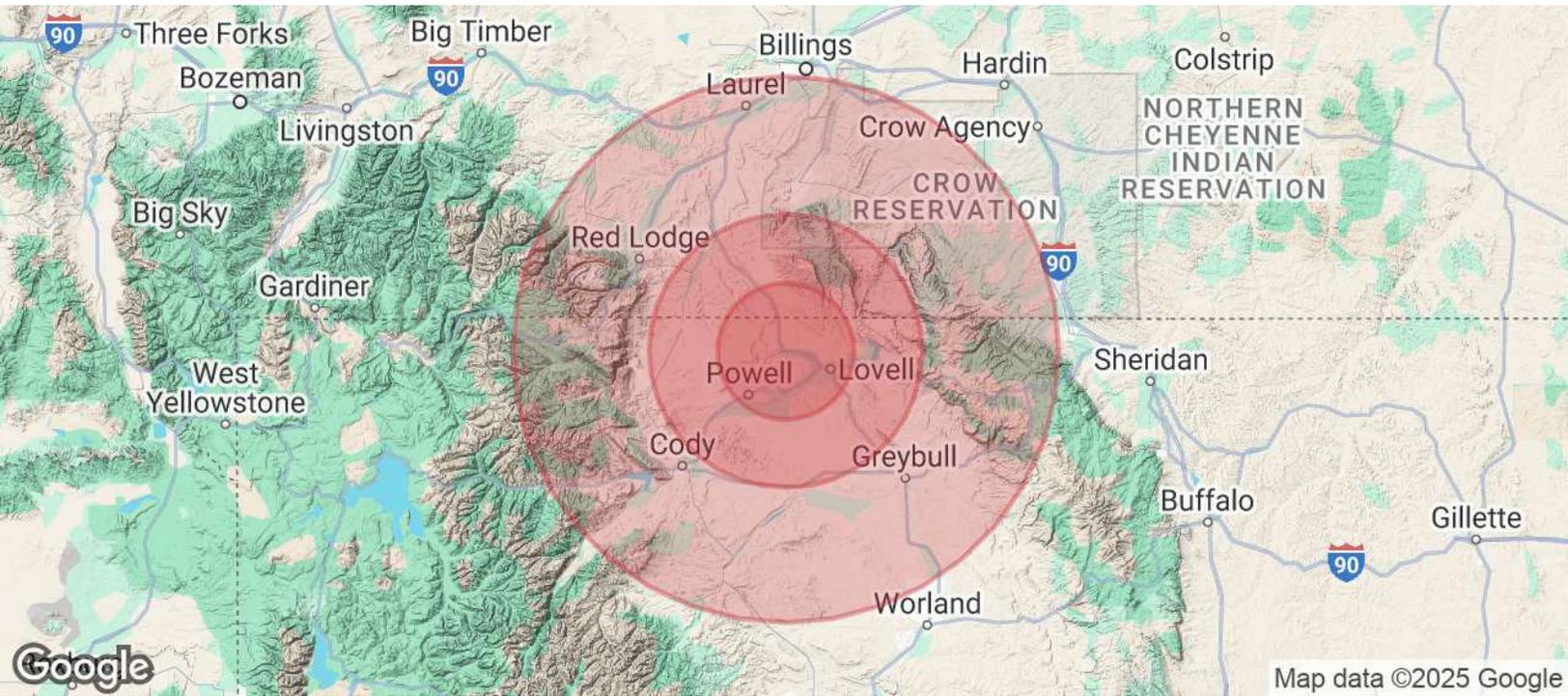
FOR SALE



RESTAURANT



4,096 SF
1.3 ACRES



POPULATION	15 MILES	30 MILES	60 MILES
Total Population	15,410	21,408	197,855
Average Age	41	42	41
Average Age (Male)	40	42	40
Average Age (Female)	41	43	42
HOUSEHOLDS & INCOME	15 MILES	30 MILES	60 MILES
Total Households	6,040	8,503	82,620
# of Persons per HH	2.6	2.5	2.4
Average HH Income	\$91,333	\$92,144	\$91,637
Average House Value	\$332,267	\$376,276	\$401,661

Demographics data derived from AlphaMap

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