

THE HARVEST GRILLE  
ESTABLISHED RESTAURANT FOR SALE  
1 PRINCETON STREET

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DAVID V. COHEN  
508.635.6787  
cohen@kelleher-sadowsky.com

DREW HIGGINS  
508.635.6784  
higgins@kelleher-sadowsky.com





## PROPERTY DESCRIPTION

Located in the heart of Holden, Massachusetts, 1 Princeton Street presents a rare opportunity to acquire a fully equipped, turn-key restaurant property with strong visibility at the corner of Route 122A. Formerly home to several successful restaurants, including The Harvest Grille and The Jefferson House, the 4,402 SF building sits on a 0.48-acre site and blends classic New England charm with modern upgrades.

The property features a fully renovated, operational kitchen, full bar, and spacious dining areas, along with a small private function room ideal for events and additional revenue streams. The restaurant is licensed for 150 seats plus additional outdoor dining. Extensive interior and exterior improvements ensure a move-in ready experience for an owner-user or investor.

With ample on-site parking and an additional parcel of commercially zoned land located directly across the street included in the sale, the asset offers exceptional flexibility and future development potential. This unique offering is well-suited for restaurant, retail, office, or a variety of alternative commercial uses.

## OFFERING SUMMARY

Sale Price:	\$950,000
Building Size:	4,402 SF
Lot Sizes:	• ±0.48 Acres • ±0.43 Acres
Year Built:	1850
Year Renovated:	2015
Seating:	150 seats plus outdoor dining
Parking	±60 dedicated spaces

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	4,483	15,578	111,015
Total Population	12,093	43,147	292,798
Average HH Income	\$152,047	\$152,123	\$110,625



## PROPERTY HIGHLIGHTS

- Prime location with excellent visibility along Route 122A
- Fully equipped restaurant with significant recent interior and exterior upgrades
- Upgraded kitchen featuring well-maintained & high quality walk-in freezer, fixtures, booths, and durable epoxy granite flooring
- ±0.5-acre commercially zoned parcel included across the street, offering additional parking or development potential
- Outdoor patio seating complemented by ample on-site parking





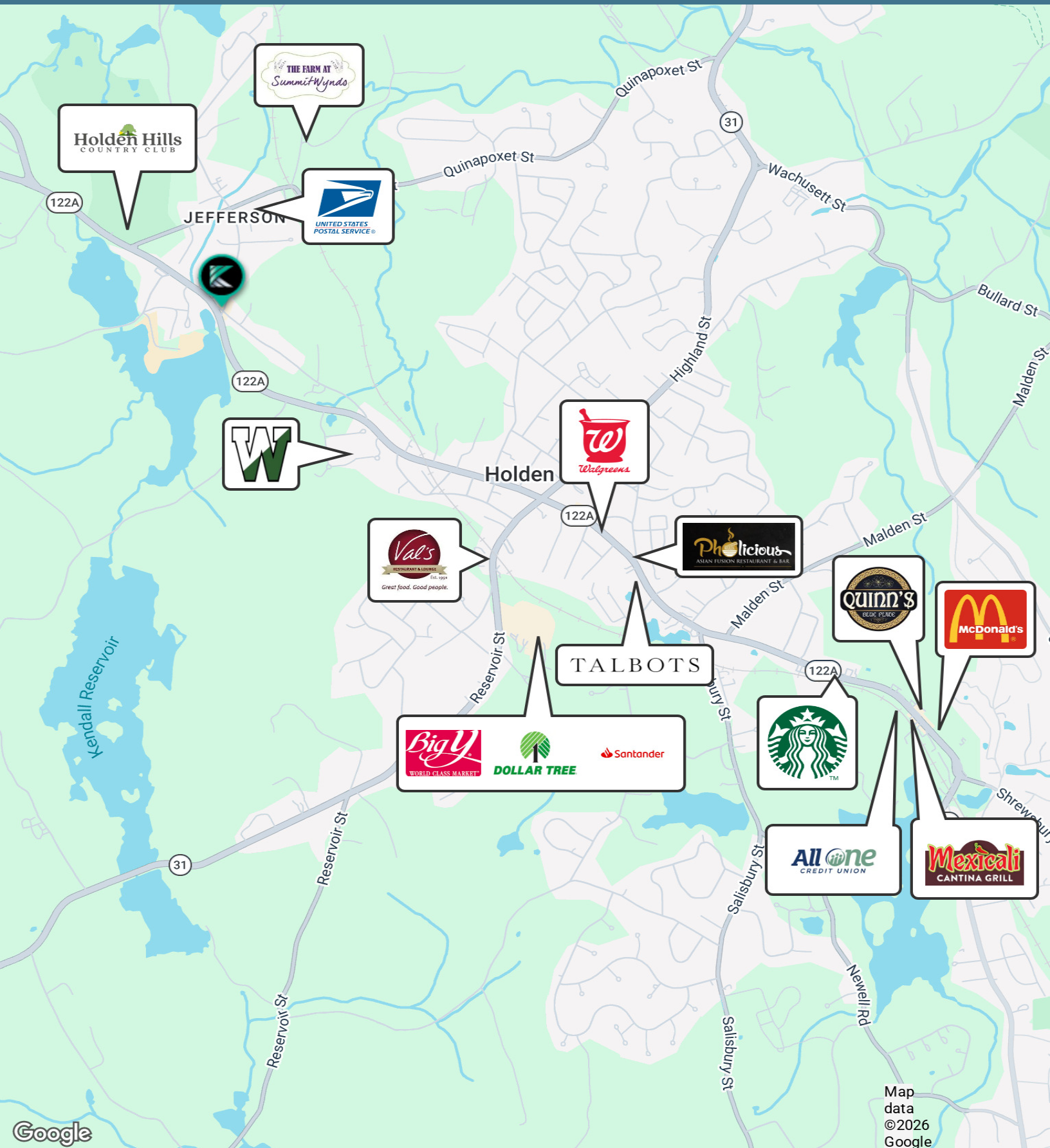
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Plot Locations



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Location Map



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