

FOR SALE

NEHALEM RIVER INN | 34910 HWY 53, NEHALEM, OREGON 97131 | \$2,150,000



BERKSHIRE HATHAWAY Home Services | COMMERCIAL DIVISION | COASTAL/PDX | OregonCoastCommercial.com



**BERKSHIRE
HATHAWAY**
HomeServices

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406 Garibaldi Avenue
P.O. Box 475
Garibaldi, OR 97118



DETAILS

34910 HWY 53, NEHALEM, OREGON 97131

\$2,150,000 Zoned RC (Rural Commercial)
1.18 Acres/51,400 SF Inn Parcel .43 Acres /Vacant Land Parcel .75 Acres
4,947 SF Inn Main Bldg - 5 Rooms | Stand Alone Cabin - 1 Room

This property is a remarkable piece of Nehalem's history meticulously transformed into a model for modern living.

Situated on the banks of the Nehalem River, less than 2 hours from Portland and 5 minutes to the Pacific Ocean, this historic gem underwent an intensive and exhaustive remodel from 2021 to 2023. Every aspect of the property – inside and out – has been completely revitalized.

FACTS, FEATURES, AND FUTURE DEVELOPMENT

- Original structure built in the 1930's
- Five minutes from Nehalem; nine minutes from Manzanita
- Two hours from Portland International Airport (PDX)
- Operated as a store, tavern, inn and private home
- On-site Parking
- Six guest rooms, including a stand-alone cabin
- Utilize as Family Compound, Retreat Functions, Etc.
- Restaurant and Dining Room Available for Development
- Separate Event Area Available for Development
- Reinstate the Nehalem River Pilings and Dock
- Fully restored in 2022-23 including: *complete remodel and restoration that included redesign of the interior adding an additional suite; new deck construction; new metal roof; and updated electrical and plumbing, including heated bathroom floors*

LEARN MORE ABOUT THE PROPERTY AND THE SELLER'S VISION:

SCAN THE QR CODE, OR VISIT THE WEBSITE
thenehalemriverinn.com/for-sale

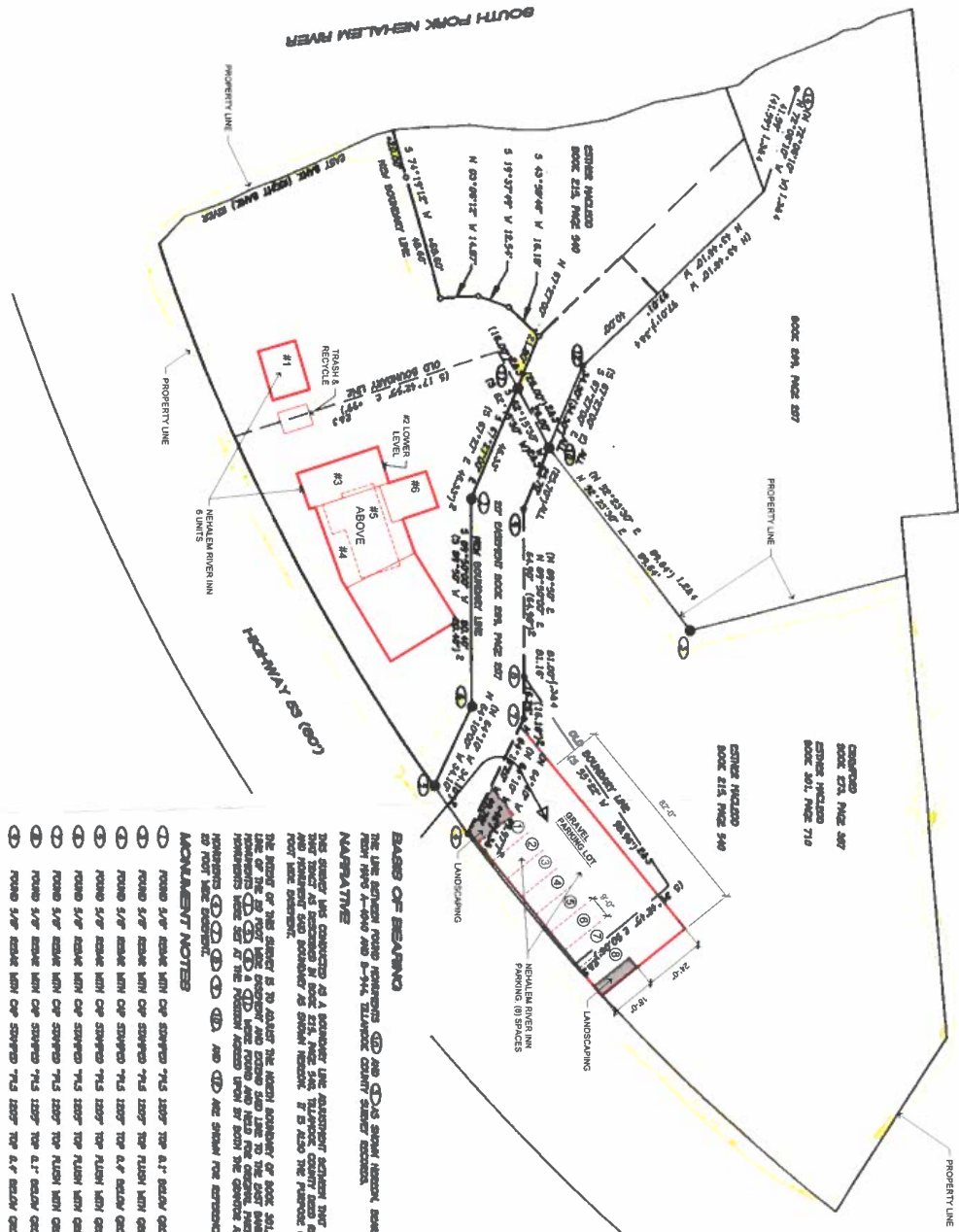


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NEHALEM RIVER INN | NEHALEM, OREGON | FOR SALE
BUILDING DIAGRAMS AND PARKING



NOTES:
- 6 ROOMS
- 6 PARKING STALLS
- 2 OVERFLOW STALLS



LEGEND

- PROPOSED 5'x7' x 40' REAR SET WITH YELLOW PAINTING OF HAZARDOUS TANKS JUNE 13 2007
- HAZARDOUS MATERIAL FOUND AS NOTED HAZARDOUS CODE FOR CONTEXT
- HAZARDOUS MATERIAL FOUND AS NOTED HAZARDOUS
- (1) HAZARDOUS SECTION VALUE HP 4-404
- (1) HAZARDOUS SECTION VALUE HP 8-944
- (1) HAZARDOUS SECTION VALUE HP 301, PAGE 719
- (1) HAZARDOUS SECTION VALUE HP 214, PAGE 227
- (1) HAZARDOUS HAZARDOUS VALUE

BASES OF BEARING

THE LINE BETWEEN POINTS 1 AND 2 IS SHOWN HORIZON, BEARS NORTH 82° 27' 30" EAST, THE RECORD BEARING FROM HP 4-404 AND 8-944, TILLAMOOK COUNTY DEED RECORD.

ACCOMPLISH NOTES

- 1) FOUND 5'x7' REAR WITH CAP STAMPED "743 1200" TOP 6.1" BELOW GRADE, SEE HP 8-944, HOLD THE NEW FOUNDATION LINE.
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NEHALEM RIVER INN | NEHALEM, OREGON | FOR SALE
AERIAL PROPERTY VIEW



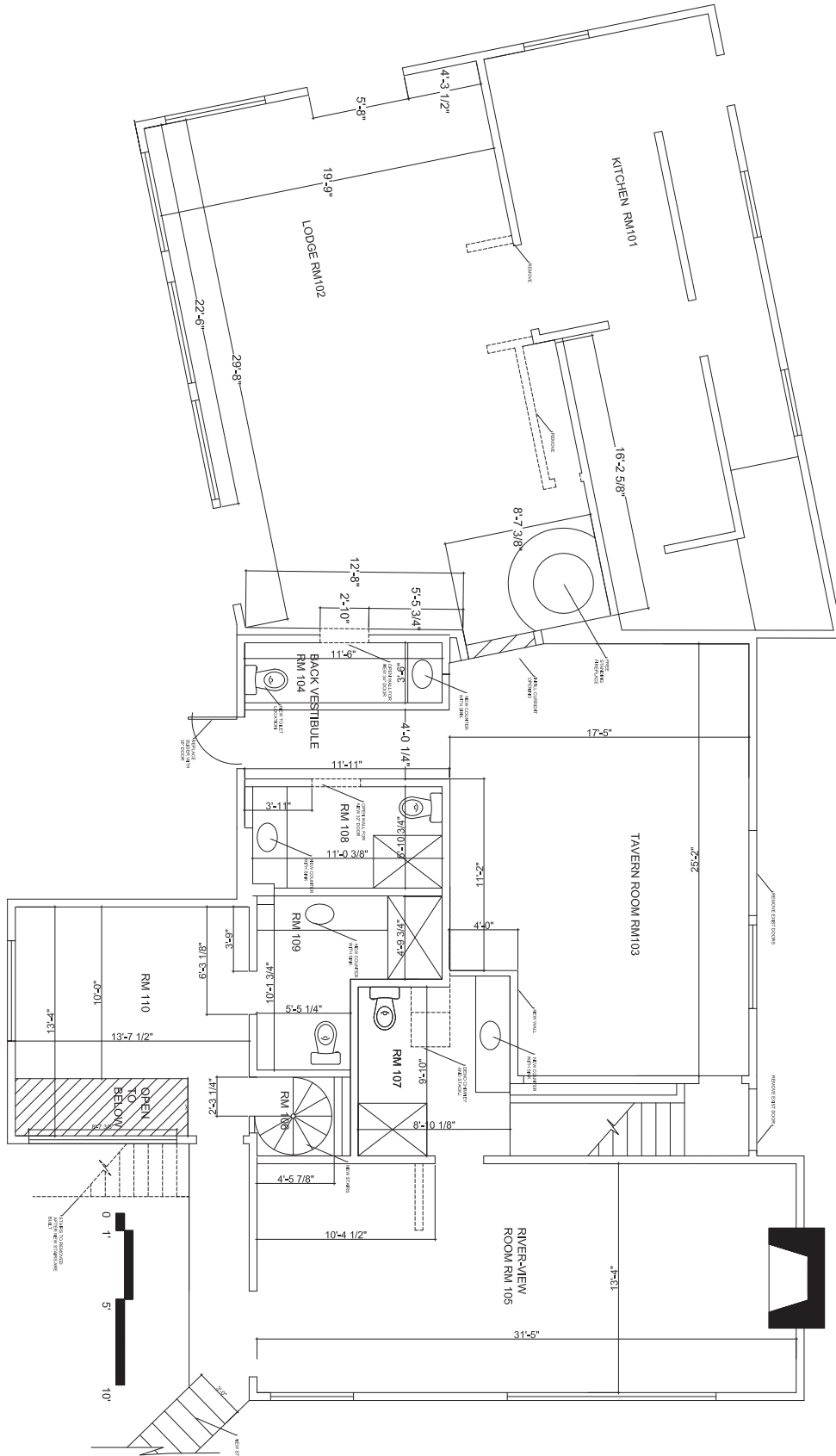


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NEHALEM RIVER INN | NEHALEM, OREGON | FOR SALE
GROUND FLOOR BUILDING DIAGRAM



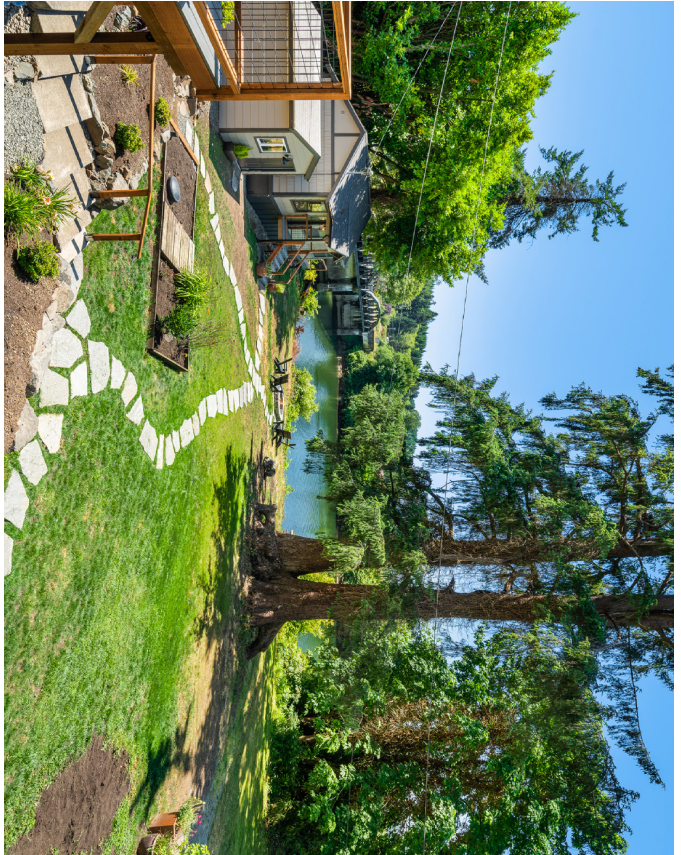


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NEHALEM RIVER INN | NEHALEM, OREGON | FOR SALE
EXTERIOR IMAGES





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INTERIOR IMAGES

