



FOR SALE - MAGNIFICENCE ON FINGER LAKES WINE TRAIL

LIVE YOUR DREAM OVERLOOKING KEUKA LAKE

Property Highlights

- Gorgeous multi-use 4,400sf home.
- Currently used as boutique bistro with seating for 36 inside and additional seating outside.
- Located on the Keuka Lake Wine Trail, the property has a beautiful lake view surrounded by numerous beverage, entertainment, and food businesses.
- Full commercial kitchen and restaurant set up.
- 400sf Garage and 360sf Cabin for additional storage or rental use.
- Open floor plan flexible for residential or commercial use.
- Owner will consider partial financing for right purchase terms / conditions.

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2808 NY-54A
Penn Yan, NY



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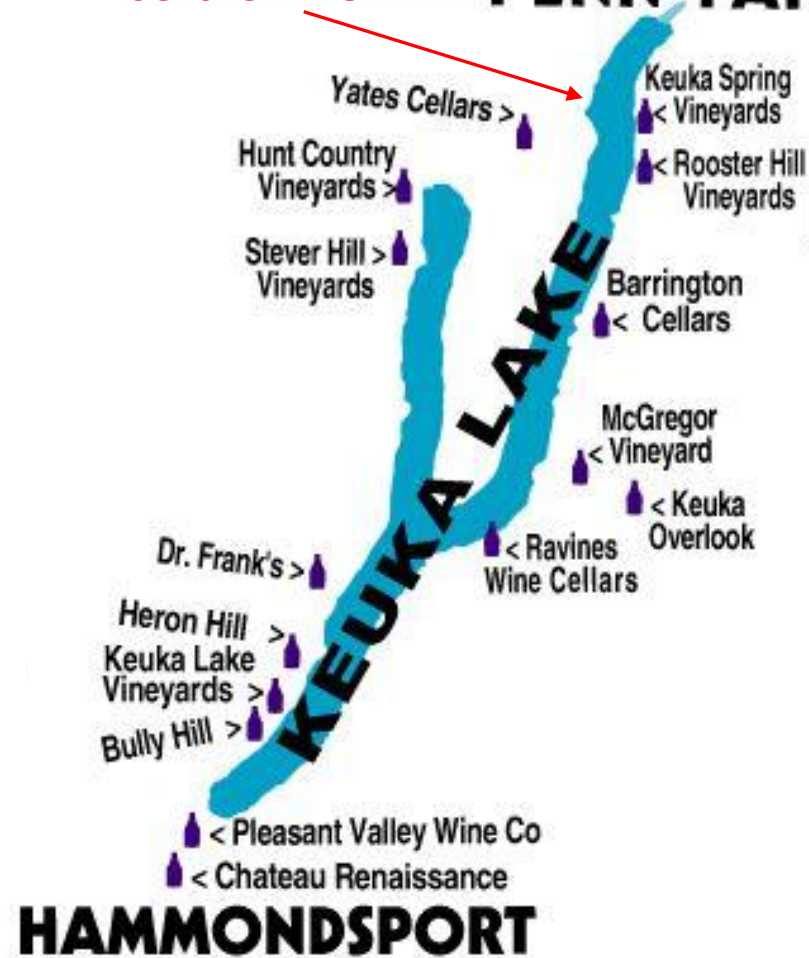


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Keuka Lake Wineries

SUBJECT PROPERTY **PENN YAN**



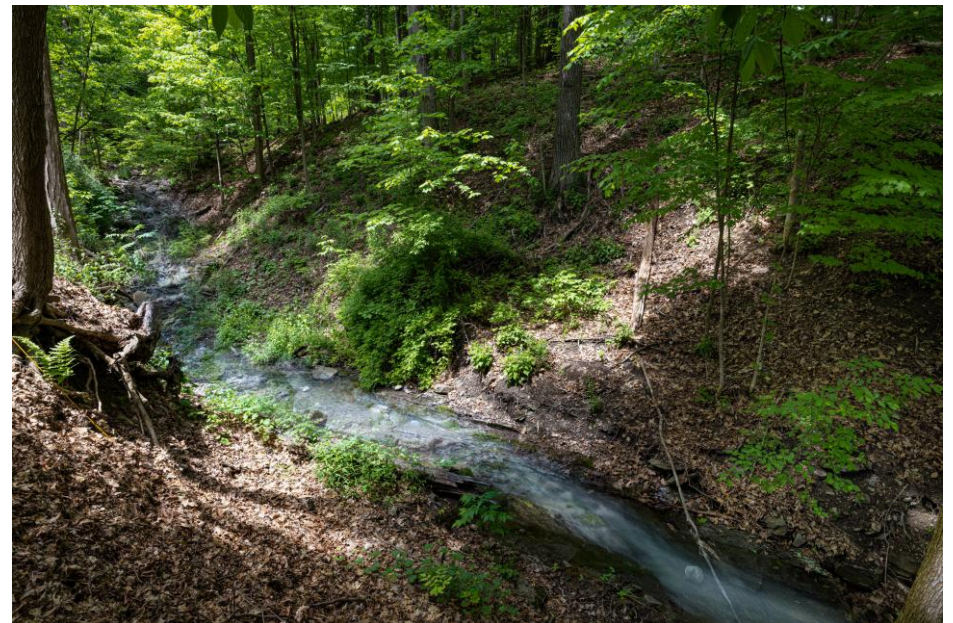


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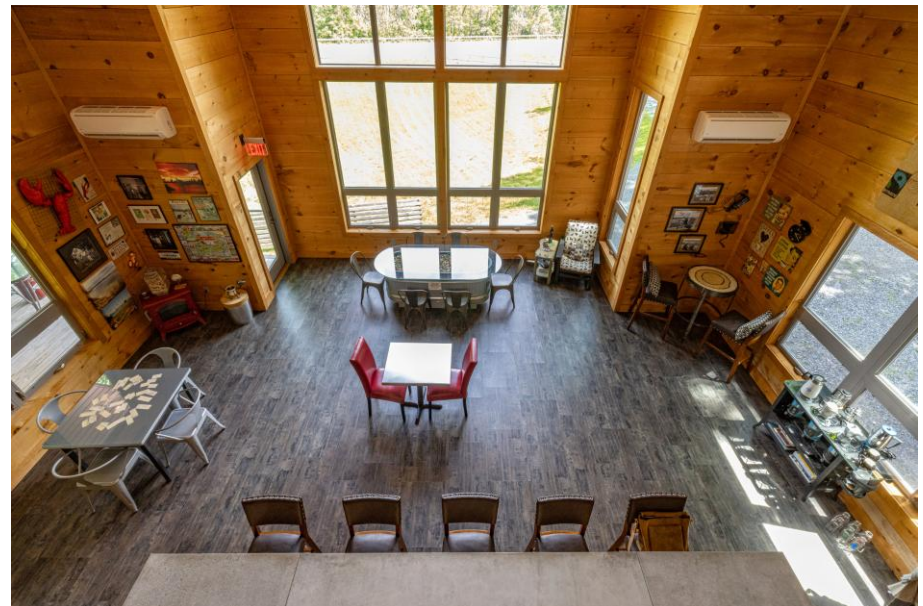


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2808 NY-54A, Penn Yan, NY

Main Building: Above Grade Finished Area 4149.86 sq ft



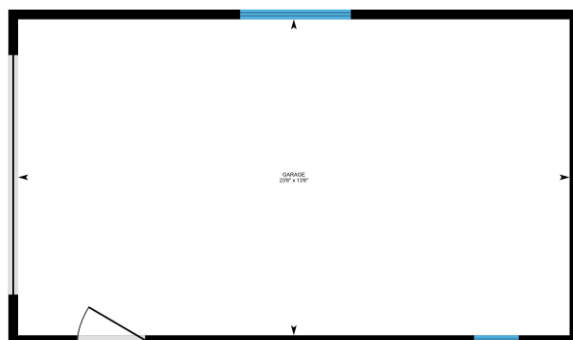
PREPARED: 2024/05/15



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

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Main Level Unfinished Area 351.38 sq ft

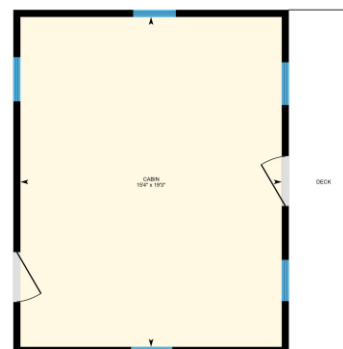


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Main Level Finished Area 324.93 sq ft



PREPARED: 2024/05/15

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