

NAICommercial

Hillside →
EVENTS at LEDGEVIEW
GOLF CLUB
← TAVERN
ON the GREEN



LEDGEVIEW

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FOR LEASE | 35997 McKee Road, Abbotsford, BC

Kitchen, Bar and Banquet Hall at Prestigious Ledgeview Golf Club

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35997 McKee Road

Abbotsford, BC

Leasing Details

Total Available Area: 6,801 SF

Premises: The available space is inclusive of hallways, bathrooms, kitchens, inside and outside seating areas.

Rent: Based upon 7% of Gross Sales with Tenant being responsible for its share of utilities

Zoning: CGC - Golf Course Zone

Availability: January 1, 2025



Venue

The Ledgeview Golf Club has run as non-profit society for 61 years leasing the property and buildings from the City of Abbotsford. The 6200-yard championship golf course sees between 32,000 – 40,000 rounds of golf per year from members and public golfers. This includes hosting many charity fundraiser events, attracting provincial and national championships, and growing the game through junior golf initiatives.

A brand-new clubhouse completed in 2021 boasts a large upper floor banquet space, lower level Bistro/Tavern space, patios going with each space, and a kitchen to service each space. The food and beverage operations are also responsible for the seasonal operation of the course's beverage cart, driving around offering services to those on the golf course.

Opportunity

Ledgeview Golf Club is offering an opportunity for an established restaurateur to operate the restaurant, bar and banquet facilities at the prestigious Ledgeview Golf Club.

This rare opportunity provides the operator access to a guaranteed customer base consisting of golfers, business and casual lunch and dinner guests as well as the opportunity to host banquets, weddings, tournaments and special events in the very well-appointed banquet hall.

The Ledgeview facilities provide the best views in town and if done right could become a sought after destination for business, dining or after-work cocktails.

The stunning views create high demand for weddings and all other types of group gatherings. This along with very limited availability of banquet venues in the area create an incomparable opportunity for an experienced operator.

NAI Commercial (Langley) Ltd has been commissioned by Ledgeview Golf Club to procure and qualify potential operators for this unique and exciting opportunity.

Please contact the Listing agents for more details:

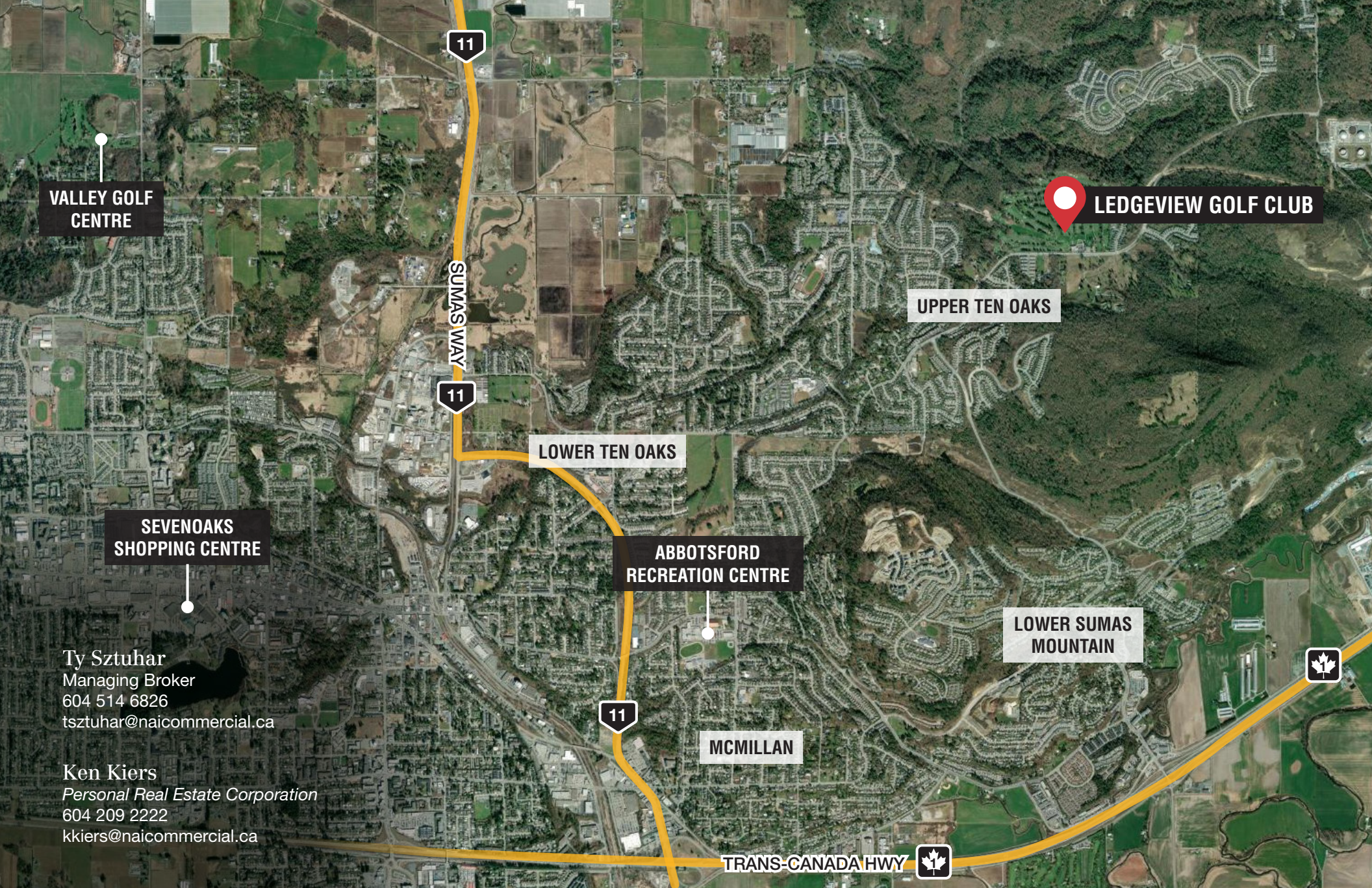
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VALLEY GOLF CENTRE

LEDGEVIEW GOLF CLUB

UPPER TEN OAKS

LOWER TEN OAKS

SEVENOAKS SHOPPING CENTRE

ABBOTSFORD RECREATION CENTRE

LOWER SUMAS MOUNTAIN

MCMILLAN

TRANS-CANADA HWY

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