

Property Overview

ALPINE LODGE & RV - CASCADE, IDAHO

OFFERING SUMMARY

Lodging Style	Lodge, Motel, RV Sites, & Camping
Property Scale	Economy
Service Type	Limited-Service
Number of Keys	49
Building Size	6,925 SF
Land Details	3.23 acres Owned, Fee Simple
Year Built	1975
Year Last Renovated	2025
Number of Floors	2

PROPERTY DESCRIPTION

Alpine Lodge & RV is a 49-key economy resort offering a diverse mix of motel rooms, lodge accommodations, tent campsites, and full-hookup RV sites. Recently renovated and located just 90 minutes from Boise, the property includes amenities such as a rentable clubhouse, laundry, fish cleaning stations, and on-site sales of firewood, ice, and propane. Flexible expansion potential includes additional cabins or RV sites, with on-site housing options to support operations. Year-round outdoor recreation drives consistent demand in Idaho's West Central Mountains.

There is an option to purchase the adjacent self-storage, RV, and boat parking business at an additional cost. This business and the 1.276-acre owned, fee simple parcel are not included in the Alpine Lodge & RV listing price. Acquiring this business may provide economies of scale and diversify income streams.

Building size is approximate, and all information is obtained from sources deemed reliable but subject to buyer verification. All property tours must be arranged through the broker. DO NOT CONTACT PROPERTY OR EMPLOYEES!

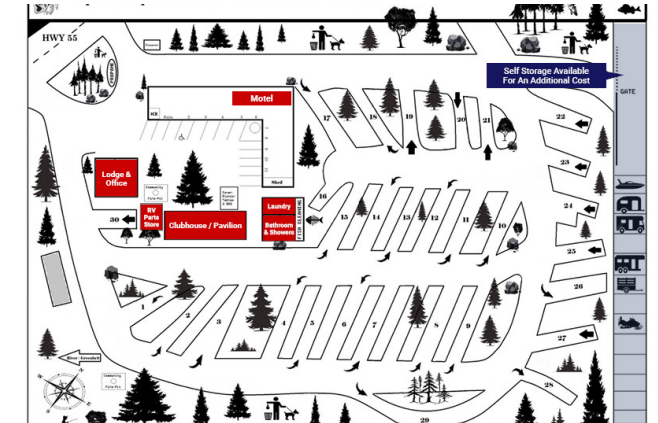


PROPERTY HIGHLIGHTS

- Turnkey Property With Diverse Lodging Mix
- Recently Renovated With Ample Parking
- Potential To Expand RV Park/Cabins
- Options For On-Site Employee Housing
- 90 Min To Boise/Year-round Demand Drivers
- Event Space Caters To Fishing Enthusiasts
- Option To Purchase Adjacent Self Storage Business & Land (Additional Cost)

Property Photos

ALPINE LODGE & RV - CASCADE, IDAHO



Contact Information

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