



**FOR
SALE**

\$756,360

D&D BREW WORKS

Pub • Restaurant • Hotel • Catering Facility • Ice Cream Stand

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**4741 Route 220
Laporte Township
SULLIVAN COUNTY, PA 18626**

**BUSINESS
OPPORTUNITY**

**LATITUDE: 41.397303
LONGITUDE: -76.500504**



FULL SERVICE RESTAURANT & PUB WITH ON-SITE HOTEL



IN THE HEART OF PENNSYLVANIA'S ENDLESS MOUNTAINS!

mericle.com



570.823.1100



SPECS

PROPERTY DETAILS

- ▶ 11,335 SF Building
- ▶ 9.9+/- Acres
- ▶ PIN: 12-034-0047-001
- ▶ Built in 1960
- ▶ Zoned: No Zoning Ordinance

UTILITIES AND BUILDING SYSTEMS

- ▶ Private Well
- ▶ On-Site Sewer
- ▶ Propane Fuel
- ▶ Central A/C
- ▶ Smoke Alarms
- ▶ 400 amp and 800 amp Electric

PROPERTY FEATURES

- ▶ Wood Exterior
- ▶ Metal Roof
- ▶ 8 ft. - 9 ft. Ceiling Heights
- ▶ 6 Guest Rooms with Showers
- ▶ 3 Sets Guest Rooms with Shared Shower
- ▶ Carpet & Tile Floors
- ▶ Partial Basement
- ▶ 70 Paved Parking Spaces
- ▶ Extra Parking at Ice Cream Stand
- ▶ Full Commercial Kitchen

TAX ASSESSMENT INFORMATION

- ▶ 2025 Annual Real Estate Taxes: \$5,021.27

A RARE TURNKEY BUSINESS OPPORTUNITY IN THE HEART OF PENNSYLVANIA'S ENDLESS MOUNTAINS!

Step into ownership of a fully operational, multi-revenue-stream hospitality business with strong local ties and seasonal tourist traffic. D&D Brew Works offers a unique blend of dining, lodging, and event services — perfect for an owner/operator or investor looking to expand in a thriving small-town destination. Financials available upon a qualified buyer and signed Non-Disclosure Agreement (NDA). Some FF&E not included in sale. List available.

PROPERTY HIGHLIGHTS:

- Full-service restaurant & pub with charming interior
- On-site hotel with multiple guest rooms – clean, comfortable lodging
- Event & catering facility – ideal for weddings, parties & gatherings
- Popular ice cream stand – great seasonal traffic booster
- Fully equipped commercial kitchen
- Outdoor seating and ample parking
- High visibility location along a well-traveled route
- Established local reputation and loyal customer base
- Room to grow: event packages, local partnerships, weekend getaways & more

DISCOVER LAPORTE, PA:

- Minutes from Worlds End State Park and Lake Mokoma
- Close to Eagles Mere, a historic and upscale destination town
- Surrounded by hiking, hunting, fishing, snowmobiling, and camping
- Draws year-round tourism, especially in summer and fall
- Small-town charm with strong community support
- A peaceful, scenic getaway destination in Sullivan County

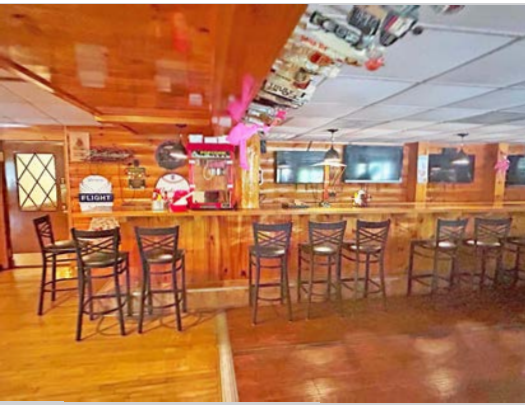
Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, prior sale/lease, withdrawal notice, or other conditions.

AVAILABLE

4741 ROUTE 220, LAPORTE, PA 18626



PHOTOS

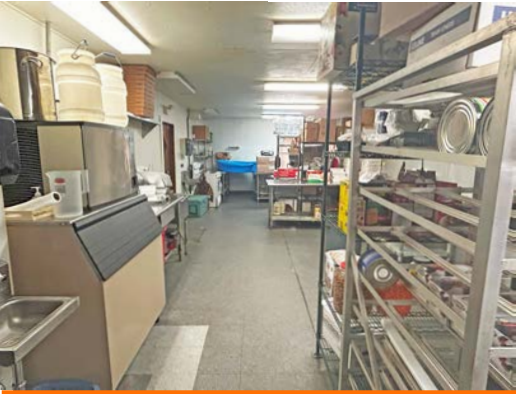


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TCN
WORLDWIDE
REAL ESTATE SERVICES

PHOTOS



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To learn more and arrange a tour,
please call Michael B. Bradley.

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