

THE LEGENDARY ST. CHARLES PLACE  
EST. 1850

# CAN BE YOURS



**101-103 COMMERCIAL STREET, DOWNIEVILLE, CA 95936**

**STEP INTO THE SPIRIT OF THE OLD WEST AND SEIZE A ONCE-IN-A-LIFETIME OPPORTUNITY TO OWN ONE OF CALIFORNIA'S TRUE GOLD RUSH LEGENDS!**

### ST. CHARLES PLACE SALOON

Offered at \$395,000

- Legendary bar and restaurant dating back to the Gold Rush era
- The only full bar in Downieville
- Includes valuable ABC Type 48 (On-Sale) and Type 21 (Off-Sale) liquor licenses
- Sale includes antiques, photos, memorabilia & authentic décor
- A proven gathering spot for locals, travelers, and mountain bikers alike

### THE CRAYCROFT BUILDING

Offered at \$650,000

- 4,674 sq. ft. historic commercial property
- Vacant office
- Two upstairs offices
- A 4,000 sq. ft. upper room with **tremendous potential**
- Prime corner along Highway 49, the gateway between Nevada City and Sierraville

## PREFERABLY SOLD TOGETHER — \$1,045,000

A rare opportunity to acquire both the business and the building — the soul and the structure — of one of California's last true Gold Rush landmarks.



**CENTURY 21** Cornerstone Realty

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