

47720

Hwy 58, Oakridge, OR 97463

Building/Business For Sale



Becki Trowbridge
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EXECUTIVE SUMMARY

eXp Realty and Brad Anderson Real Estate are pleased to exclusively present 47720 Highway 58, a rare opportunity to acquire a fully operational Dairy Queen® franchise together with the underlying real estate in the heart of Oakridge, Oregon. The offering includes the established business, franchise rights (subject to Dairy Queen approval), the 3,200-square-foot restaurant building, all furniture, fixtures and equipment, and the 0.84-acre corner parcel, providing a true turnkey opportunity for an owner-operator or qualified investor.

Dairy Queen is a fast-food and soft-serve ice cream chain headquartered in Bloomington, Minnesota. Founded in 1940 in Joliet, Illinois, the company is a subsidiary of Berkshire Hathaway. Dairy Queen operates more than 7,700 restaurants in over 20 countries, with most locations franchised. The brand is best known for its signature Blizzards, cones, and grill-and-chill menu offerings.

Dairy Queen at 44720 Hwy 58 is owned and operated by the original owners since it's construction in 1986, built by those same owners. The owners are ready to sell their legacy in Oakridge and are offering the franchise with Dairy Queen, the building, land, equipment and furnishing to the next owners to continue, ready to start from day one of ownership.

44720 Hwy 58, Oakridge, OR 97463 is situated on the corner of Hwy 58 and Rainbow St and easily accessible on the main corridor of the city –with traffic counts seasonally higher as Oakridge is a major recreational destination for mountain bike, hunting, camping, river rafting and other outdoor enthusiasts. Hwy 58 is also a major corridor for those seeking snow skiing, fishing, climbing, hiking, biking, white water rafting, golfing and more. Oakridge is not only a destination, it is a thoroughfare for avid outdoor enthusiasts.

This Dairy Queen not only enjoys the traffic from these influences, it is more than 44720 4 47720 equipped to handle the traffic and customers with 39 parking space, 3 ADA parking spaces with a ratio of .12.19 spaces per 1,000SF



PROPERTY SUMMARY

ADDRESS
47720 Hwy 58, Oakridge, OR 97463

PRICE
Contact
Broker

BUILDING SIZE
3,200 SF

LOT SIZE
36,590 SF

PRICE/SF (BLDG)
Contact
Broker

PRICE/SF (LAND)
Contact
Broker

YEAR BUILT
1986

PARKING
39 Spaces

ADA Parking
3 spaces

TRAFFIC COUNTS
9,000 VPD

CROSS STREETS
OR HWY 58
& Rainbow St.

47720

Hwy 58, Oakridge, OR 97463

EXCLUSIVELY LISTED BY

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Executive Summary
Section 1

Financials
Section 2

