

Resturant and Building for Sale

2403 Sunnyside Drive, Cadillac, MI 49601

\$774,000



Description

Turn key restaurant in a prime high traffic location WITH waterfront and spectacular water views! With over 5000 sq ft of interior seating, and then the seasonally popular waterfront deck seating for 60, this is a very lucrative opportunity. The business has seen significant increases in annual revenue over the past few years! Check out the diverse menu at burkeswaterfront.com. The business consist of food, liquor, beer & wine licenses, website, and social media pages. The business also provides extensive catering services. Building and equipment have had recent updates. Family owned for nearly 40 years, looking to retire. Come discover all that is happening in Cadillac, MI and the amazing business opportunity this could be.

Property Highlights

- Turn-key Resturant
- High-traffic lacion
- Waterfront deck seating
- Lake Cadillac views

Summary

Asking Price	\$774,000
Total Available Space	5,136 SF
Land Size	3 Acres



Resturant and Building for Sale

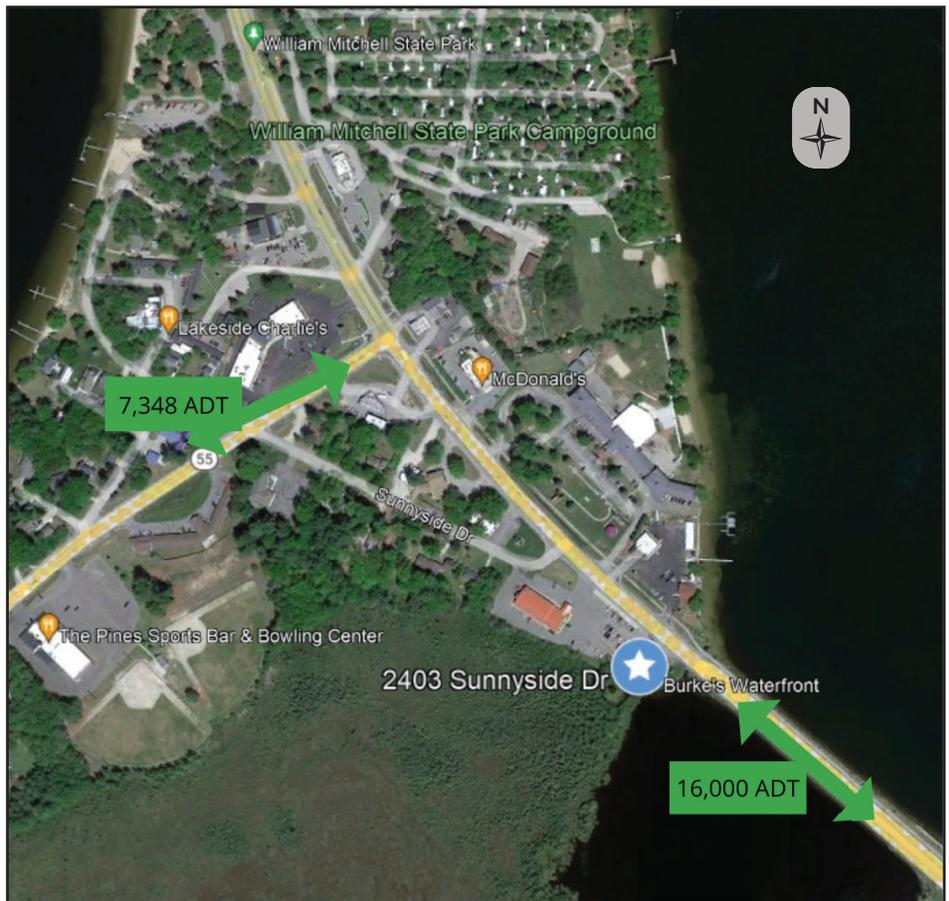
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Listing / Property Details

Asking Price	\$774,000
Total Available Space	5,136 SF
Land Size	3 Acres
Listing Price Per SF.....	\$150.70
Cap Rate.....	N/A
Real Estate Taxes	\$8,152
Property Type	Hospitality
Sub Type	Resturant
Zoning	Commercial
Building Status	Existing
Building Size	
Number of Buildings	1
Floors	1
Year Built / Renovated	1967 / 2020
Primary Construction	Wood, Block
Parcels	1
County	Wexford
Possession	At Closing
Signage	No
Vacant	No
Owner Occupied	Yes
Parking	Paved Parking Lot
Terms	Conventional Mortgage Commercial Loan Cash



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Business Highlights

- Family owned business since 1983
- \$1,000,000+ in sales 4 years in a row
- Outstanding reputation
- Local customer base – solid and growing steadily
- Longtime repeat customers and travelers
- Prime Location on a major highway, 115 feet of road frontage
- Seating capacity – 160 indoors, 60 outdoors
- Spectacular views of the lake
- Sits next to Lake Cadillac and across from Lake Mitchell
- Wildlife – eagles, otters, beavers, muskrats and deer
- Liquor license since 1986
- Full-service bar – table service only
- Located one block from State Park
- 3 miles from downtown Cadillac
- Many franchises nearby
- 3.5 acres



Building and Equipment Information

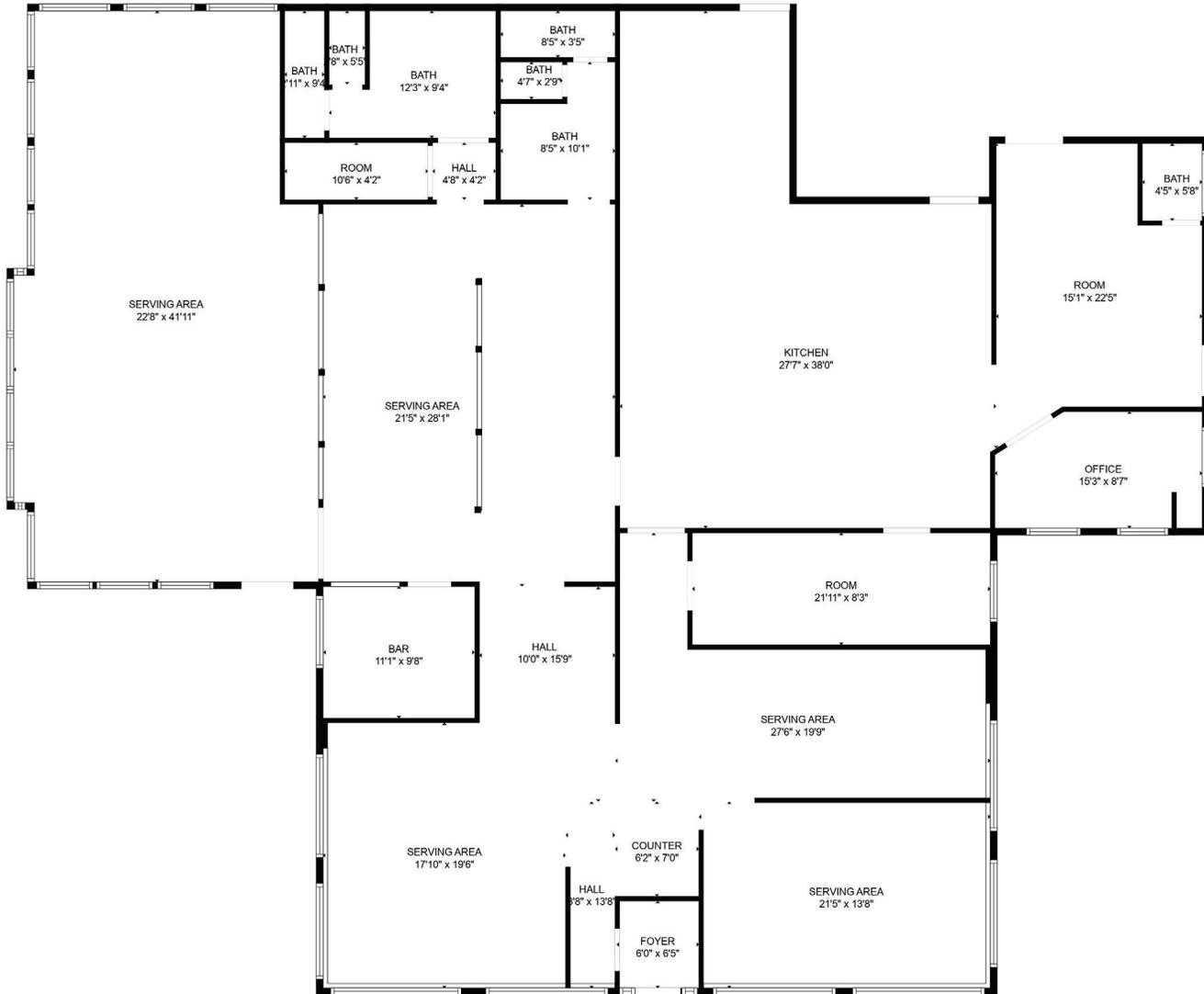
- Building – Excellent condition. Clean and well-kept
- Dining room – booths recovered; table and chairs in good condition
- Large outdoor deck – seats 60
- Freshly painted in 2020
- New lighting
- New flooring
- New electrical breaker boxes
- New bar countertop – granite
- New exhaust hood
- New reach in freezer
- New Alto-Shaam kitchen equipment and ovens.
- All other kitchen equipment in good working condition
- Large parking lot – newly paved
- Outdoor sign
- 2 Large bathrooms in good condition



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