

Chateau Bourbon Bed & Breakfast

Louisville (East-end), Kentucky

Turnkey Opportunity with Strong Performance



Offered for Sale by Inn Advisors
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Price: \$2,850,000

For more information call Marco at (646) 831-1976 or
email: marco@innadvisors.com

Chateau Bourbon B&B Prospect (Louisville), KY

Price:	\$2,850,000
Address:	10630 Meeting Street Louisville, KY 40059
Business Licenses:	Kentucky & County ABC License
Land Description:	5,100 SF Lot (50' x 102'); ample guest parking in rear lot
Buildings and grounds:	2 story built in 2015; In Norton Commons neighborhood known for fine dining, boutiques, and events. B&B is an official partner of Kentucky Bourbon Trail & close to distilleries. 3,800 SF; 4 newly appointed guest rooms all with private luxury baths; new chef's kitchen, classic front porch and indoor / outdoor guest gathering spaces. 3 nearby swimming pools available to guests.
Owners/Managers Space:	Spacious bedroom / living studio, full bath, walk-in closet, private balcony
Zoning:	"live/works" in Norton Commons
Real Estate Taxes:	\$9,300 per year
Construction:	Wood frame; brick/hardy plank
HVAC:	Electric furnace; Dual hot water heaters; Individually zoned HVAC
Water and Sewer:	City water / City sewer

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