



FOR SALE

392 MAIN ST S, CALLANDER

1886 LAKE HOUSE BISTRO

Beautiful property with 2 owner-operated businesses facing waterfront in Callander on Lake Nipissing. The main building houses 1886 Lake House Bistro a very popular and profitable licensed restaurant with patio and an excellent reputation. Behind past the gardens and nurseries there is a lovely residential rental unit with positive cash flow.

All buildings and the property are in excellent condition and run by the ownership with net income on top of salaries.

The bistro is one of the busiest restaurants in the entire North Bay area. Full training to be provided. Rental unit performs but could be a home for the owner. Please do not go direct, speak to staff or ownership. Great opportunity & land.

\$1,500,000

Restaurant & Property

1,800 Sq Ft

Restaurant & AirBnB & Property

READY FOR SECONDS?

Call me to discuss this listing today.



MANNA AU, Sales Representative
416-843-4318
manna@carverestate.com
carverestate.com

RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

Royal LePage Signature Realty
Ind. Owned & Operated Brokerage
8 Sampson Mews, Suite 201, Toronto, ON. M3C 0H5
This document is not meant to solicit existing listings. (12.2002)

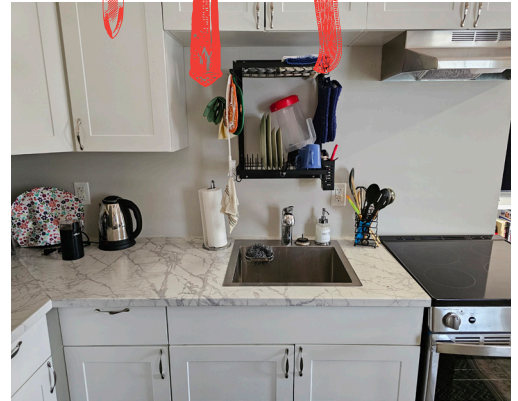
carve REAL ESTATE



MANNA AU, Sales Representative
416-843-4318
manna@carverestate.com
carverestate.com

RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

Royal LePage Signature Realty
Ind. Owned & Operated Brokerage
8 Sampson Mews, Suite 201, Toronto, ON. M3C 0H5
This document is not meant to solicit existing listings. (12.2002)



MANNA AU, Sales Representative
416-843-4318
manna@carverestate.com
carverestate.com

RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

Royal LePage Signature Realty
Ind. Owned & Operated Brokerage
8 Sampson Mews, Suite 201, Toronto, ON. M3C 0H5
This document is not meant to solicit existing listings. (12.2002)



OTHER LOCATIONS:



RIV CHIP STAND

- Quick Service Restaurant (QSR)
- 1,300 Sq Ft
- Business with Property
- Seating for 22 + 60 on Patio



DI SALVO'S BELLA CUCINA

- Restaurant with Property
- 3,500 Sq Ft
- Business & Building
- Licensed for 149 + 80 Patio



GOOD GLAZE DOUGHNUTS

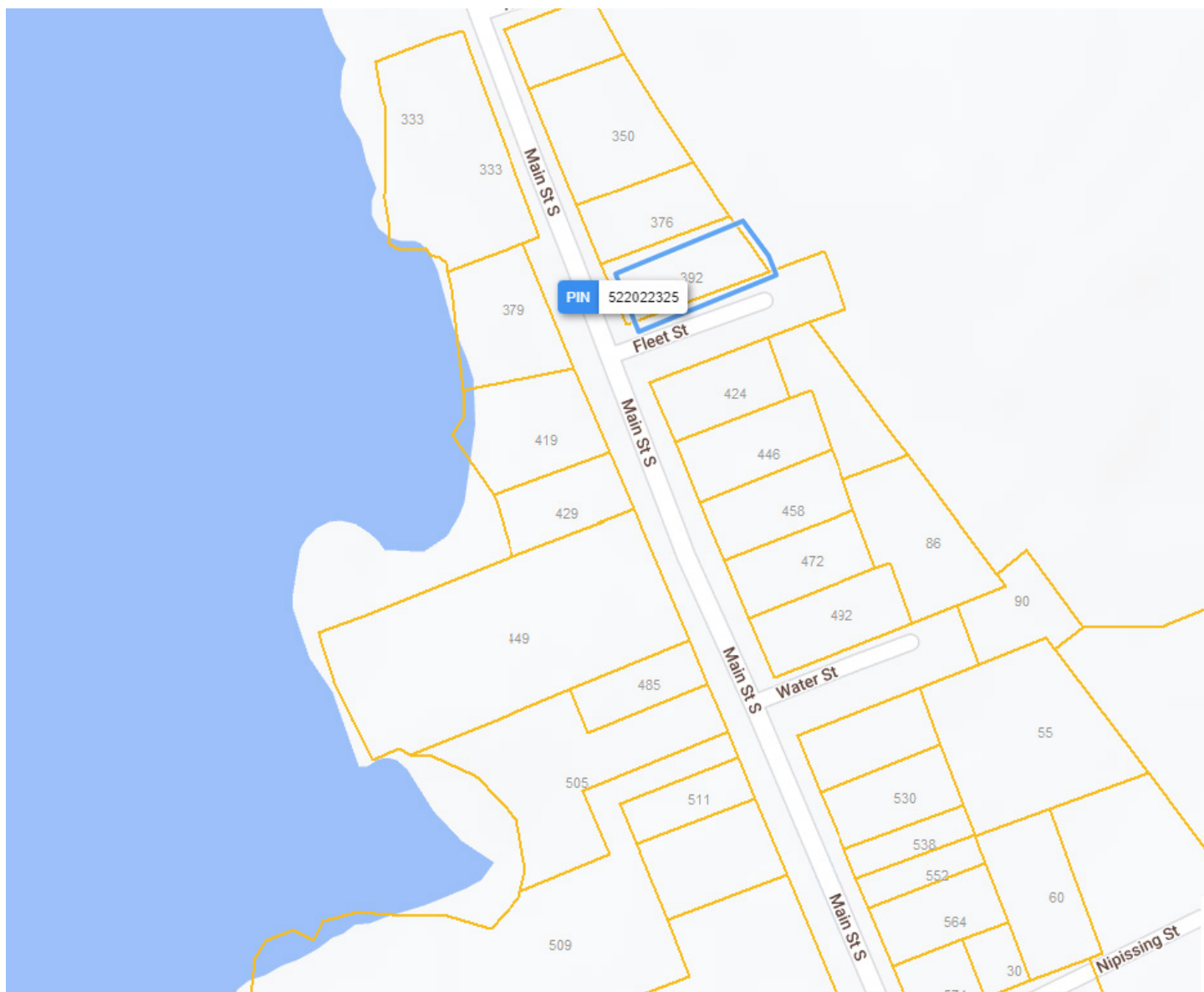
- Quick Service Restaurant QSR
- 3,000 Sq Ft
- \$2,832 Gross Rent
- Seating for 40



MANNA AU, Sales Representative
416-843-4318
manna@carverestate.com
carverestate.com

RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

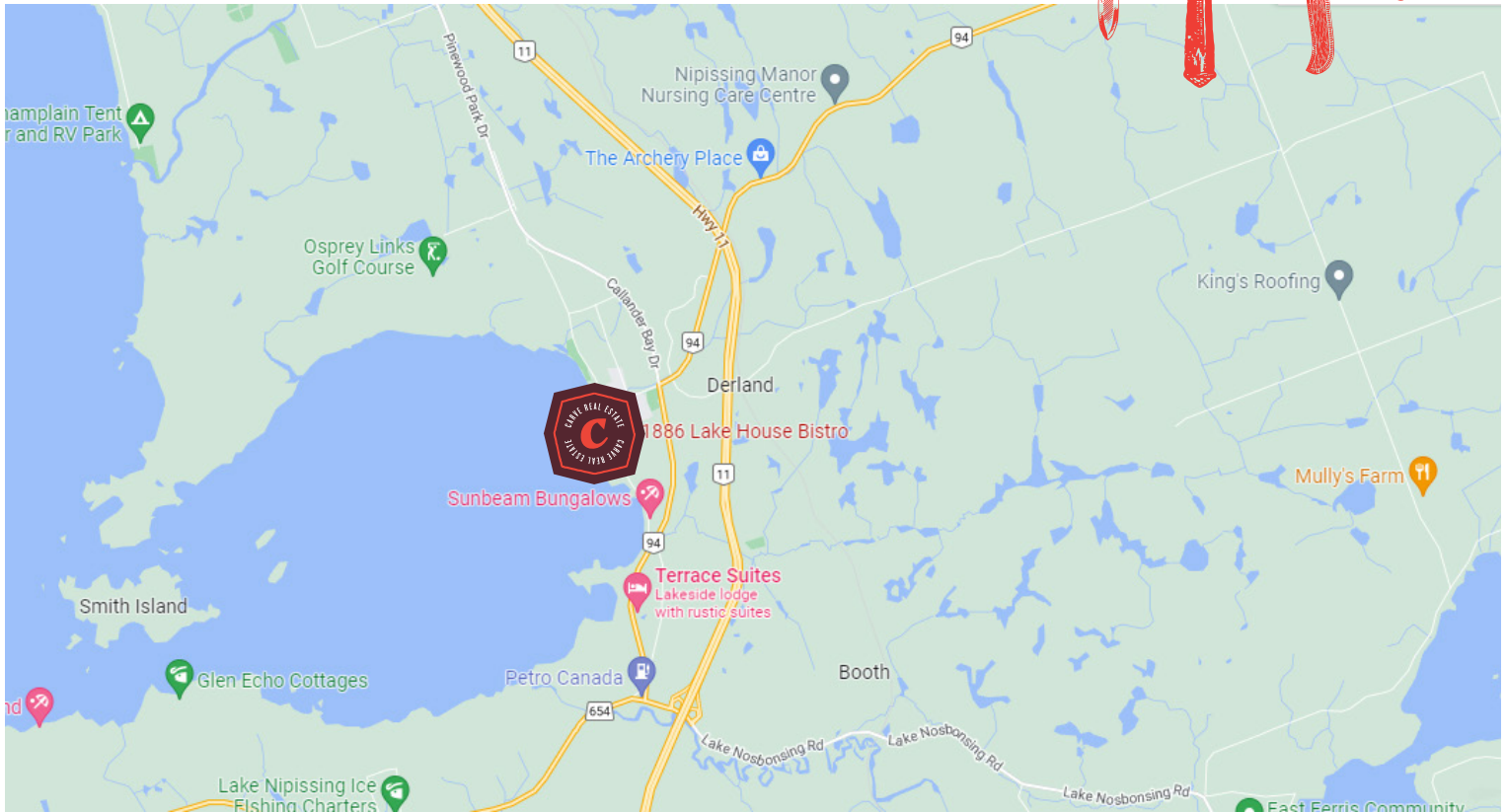
Royal LePage Signature Realty
Ind. Owned & Operated Brokerage
8 Sampson Mews, Suite 201, Toronto, ON. M3C 0H5
This document is not meant to solicit existing listings. (12.2002)



MANNA AU, Sales Representative
416-843-4318
manna@carverestate.com
carverestate.com

RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

Royal LePage Signature Realty
Ind. Owned & Operated Brokerage
8 Sampson Mews, Suite 201, Toronto, ON. M3C 0H5
This document is not meant to solicit existing listings. (12.2002)



BUILDING DETAILS

This property is situated on Main Street in Callander that runs along the east shoreline of Callander Bay on Lake Nipissing. This is a very nice street with beautiful homes many of which have been completely renovated or rebuilt.

This property faces west and gets lovely sunsets for the patio and the restaurant. It has been kept in excellent condition and is full of modern leaseholds and equipment.

The residential short term rental unit has also seen constant upgrades and maintenance.

Property Details: There is a large garden area to the rear with lots of vegetables and herbs that are grown for the restaurant and for personal use, including a full green house.

LOT SIZE

Frontage:

65.68 ft along Main St S

Depth:

Approximately 156.22 ft

Dimensions:

46.43 ft x 144.76 ft x 65.86 ft
x 156.22 ft x 21.08 ft

Size:

10,042.72 ft² (0.231 ac)



MANNA AU, Sales Representative
416-843-4318
manna@carverestate.com
carverestate.com

RYAN EARL, Broker and Founder
416-618-0054
ryan@carverestate.com
carverestate.com

Royal LePage Signature Realty
Ind. Owned & Operated Brokerage
8 Sampson Mews, Suite 201, Toronto, ON. M3C 0H5
This document is not meant to solicit existing listings. (12.2002)