

7191 Lachlan Valley Way, Cowra, NSW 2794

Lifestyle For Sale

Thursday, 13 June 2024



7191 Lachlan Valley Way, Cowra, NSW 2794

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 1 m2

Type: Lifestyle



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By Negotiation

For Sale : By Negotiation Quarry Restaurant & Cellar door • Generating an excellent income each year, the highly successful, fine dining restaurant comes complete (Walk-in Walk-out) with all equipment ready for you to start trading your own restaurant. • The rich history of Cowra attracts a large, diverse range of multicultural people that visit the town each year. The restaurant has operated within its current position as a fine dining restaurant for the past 33years! • 2 x Included liquor licences - Operation of the Cellar door & restaurant • The restaurant can seat up to 100 people, along with alfresco seating • The architectural designed building features, high ceilings, newly tiled flooring, large feature woodfire and lounge, restaurant is complete with tables and chairs, all working table wear/equipment, coffee & wine bar area, air conditioned, b-folding ability to enclose the building into two portions for separate events • Commercial kitchen, with a large cool room, supertron commercial oven and grill, s/s working benches, 2x draw dishwasher, plate warmer & cocktails drink fridge • Storage room and separate laundry room area • Irrigated raised vegetable gardens, chicken run and various fruit trees • Optional ability to convert into a home, if of interest to be purchased as a rental investment Family home • The lovely family home is privately appointed to the restaurant & cellar door within the properties 3.2acres, set on the edge of town. • Brick construction, the home has lovely, low maintenance grounds, private North facing rear yard and sparkling swimming pool • The home provides an open plan living and dining room, complete with a woodfire and high, timber featured ceilings, while flowing out to the lovely outdoor entertaining area • The modern kitchen has two eat-in breakfast bars, quality gas cooking and S/S dishwasher • Three bedrooms with underfloor heating and built-in wardrobes, while the master bedroom suite has a walk-through robe and ensuite bathroom with lovely views • The modern family bathroom is well appointed to all bedrooms and also has a lovely outlook • The home also provides a home office or 4th bedroom • Ducted air conditioning throughout the home • Triple bay lock up garage with two roller doors and PA door • Other features • Back to base security alarm system fitted, town water connected, new septic system & newly gravelled parking driveway Josh Keefe 0436 926 866