

\$1,199,000 - 7248 2nd Street, Grand Forks

MLS® #10359504

\$1,199,000

0 Bedroom, 0.00 Bathroom, 7,065 sqft

Other on 0.25 Acres

Grand Forks, Grand Forks, British Columbia

Own a Piece of Grand Forks History!
Clyde's Pub, a beloved local landmark celebrated for its welcoming atmosphere, great food, and loyal clientele, is ready for its next chapter. Perfectly positioned on bustling 2nd Avenue, this well-established business enjoys prime visibility, generous parking, and a steady stream of customers from the vibrant surrounding community. Inside, you'll find seating for 125 guests: 103 indoors and 22 on the covered patio...plus the potential to expand. The unfinished upper floor offers a fantastic opportunity to create a banquet hall, conference space, or other income-generating venue. A bonus 820 sq ft, 2-bedroom suite with separate access is currently rented month-to-month, providing instant supplemental income. The pub comes with a full liquor license, revenue from lotto, pull tabs, and an on-site ATM. Whether you're a seasoned operator or entering the hospitality world for the first time, Clyde's Pub offers the rare chance to take over a thriving, profitable business with deep roots in the community. Don't miss your opportunity to own this iconic Grand Forks gathering place! Contact today for details or to arrange a private tour! (id:6289)

Built in 2001

Essential Information

Listing # 10359504



Price	\$1,199,000
Bathrooms	0.00
Square Footage	7,065
Acres	0.25
Year Built	2001
Type	Other

Community Information

Address	7248 2nd Street
Subdivision	Grand Forks
City	Grand Forks
Province	British Columbia
Postal Code	V0H1H0

Amenities

Features	Level lot
Parking	Additional Parking, Rear

Interior

Heating	No heat
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Exterior

Exterior	Stucco
Exterior Features	Level
Roof	Other

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	RE/MAX All Pro Realty
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