



Longford



## HISTORIC COUNTRY HOTEL BUSINESS FOOD BAR ASKING \$215,000+SAV LONG LEASE

Country Club Hotel – Longford, Tasmania

Positioned on the busiest road into the vibrant township of Longford, the Country Club Hotel offers an outstanding opportunity to purchase a well-established leasehold hospitality business with diversified income streams and excellent growth potential.

Originally built circa 1820, this iconic hotel has been tastefully upgraded while retaining its country charm and character. The venue features an attractive bistro, public bar, comfortable lounge, recently renovated outdoor entertaining deck, and a popular pet-friendly dining area. The hotel is also well known for its collection of motor racing memorabilia and nostalgic displays.

Located approximately 20 minutes from Launceston, the business enjoys strong local support and passing tourist traffic.

### Business Highlights

Monthly revenue in excess of \$55,000

Long lease in place until 10 September 2039

Prime high-exposure corner position

Multiple revenue streams from:

Bar sales

Bistro

|               |               |
|---------------|---------------|
| Price         | \$215,000+sav |
| Property Type | Business      |
| Property ID   | 2174          |

### AGENT DETAILS

Praveen Pant - 0432 256 682

### OFFICE DETAILS

Tasmanian Business and Property Sales

31 Ence Dr St Leonards, TAS,  
7250 Australia  
0432256682



Keno approved

Accommodation on-site is subleased to a local berry farm, providing a consistent income of \$65,000 per annum.

Experienced team of staff in place

Two owners currently work approximately 25 hours per week

Well-presented premises in good condition

There is excellent potential for a motivated operator to further increase revenue by expanding the food offering, introducing additional entertainment and events, and continuing to build on the hotel's strong local reputation.

Whether you're an experienced publican, hospitality operator or looking to enter the hotel industry, this historic country hotel presents an affordable opportunity to acquire an established business in one of Northern Tasmania's most desirable regional towns.

Enquire today for further information and a confidential Information Memorandum.

Phone Praveen Pant 0432 256 682 or via email: pauls@tasbps.com.au or Paul Scott at 0477 771 098 INTENDING PURCHASERS TO MAKE THEIR OWN INVESTIGATIONS AND ENQUIRIES IN RELATION TO THE BUSINESS AND NOT TO RELY UPON WARRANTY OR STATEMENT MADE BY THE VENDOR OR BY ANYONE ON HIS/HER BEHALF. NOTE: All figures are approximate.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.