



## 1299 BAY AVENUE Trail British Columbia

\$975,000

INCREDIBLE OPPORTUNITY! The Trail Beer Refinery is the social hub of Downtown Trail with its vibrant atmosphere, iconic design and decor, amazing food, and extensive equipment and capacity to brew. With a 7000 square foot brewing facility located downtown on a flat corner lot, walking distance to all businesses, the Columbia River, and the historic Cominco Arena, the location opportunity alone is huge. The building has high ceilings and exposed beams on the main level with a torch on roof, concrete floors, partial basement for storage, loading dock, and substantially renovated in 2016 to accommodate a brewery business, restaurant and bar with 111 seating capacity. Extensive equipment available in the sale including a 30 HL brewhouse, 2 100HL fermenters, 1 100HL bright beer tank, 1 20BBL fermenter, 2 2500L bright beer tanks, 75HL cold water tank, 200 kegs, plus all of the hard lines, chillers, cleaners, compressors, and so much more. Full equipment list and building appraisal available to serious buyers. Active Brewery license and Distillery license, a modern commercial kitchen with a Rationale oven, 12 tap bar and POS equipment, friendly staff and management, good reputation and loyal clientele already in place. This is a turn key operation that is ready for new ownership to take it to the next level. An incredible opportunity for an aspiring brewmaster and restaurateur, or for another successful craft brewery business to expand their operations and brewing capabilities. Don't miss out on this opportunity. (id:6769)

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Originally Listed by:  
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