



18183 MAIN STREET
JAMESTOWN, CA 95327 | TUOLUMNE COUNTY

**AWARD-WINNING
BOUTIQUE HOTEL FOR SALE!**

HOTEL PROPERTY FOR SALE | CONFIDENTIAL | PLEASE DO NOT DISTURB EMPLOYEES

1859 HISTORIC NATIONAL HOTEL & RESTAURANT

±5,365 SF
INVESTMENT OPPORTUNITY

NOW AVAILABLE | CALL FOR PRICE

- Famous Jamestown center location, near Yosemite National Park •
- 9 Remodeled Guest Rooms + Connected Owner's Apartment •
- Longest operated hotel & restaurant in Gold Country region •



INCORPORATED | EST. 1922

JEREMY BLATTEIS

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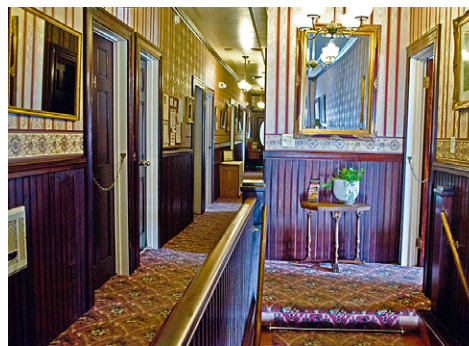
sfretail.net

This statement with the information it contains, is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. The above information, while not guaranteed, has been secured from sources believed to be reliable. We have not verified its accuracy and make no guarantee, warranty or representation regarding this information and it is published subject to the possibility of errors, omissions, changing of listing information including price, term, financing, or withdrawal without notice. We include projections, estimates, opinions, and/or assumptions, for example only, and they may not represent current or future performance of the property. You should consult your tax and legal advisors before to verify the validity of our estimates.

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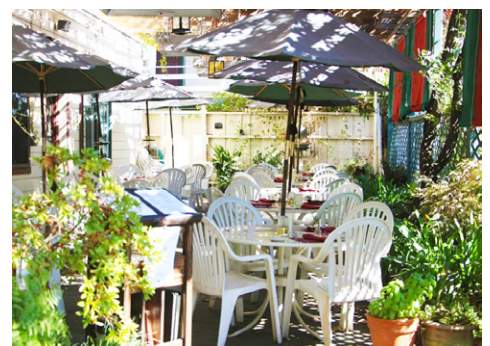
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WONDERFUL AMENITIES WITH EACH HISTORICAL AND UNIQUE ROOM

IN THE MIDDLE OF CALIFORNIA'S HISTORICAL GOLD RUSH COUNTRY Patrons can shop for antiques in Jamestown and Sonora or explore the area's award-winning wine country. Take a historic train ride, pan for gold or enjoy a wonderful variety of outdoor activities. Only two and a half hours from San Francisco and an hour from Yosemite National Park.



Original 19th Century Redwood, Full Service Bar

OVER \$850,000 GROSS INCOME!

- Turnkey operation
- On-premises, fully restored Owner/Manager Unit
- 43 years of ownership (1974), only the 3rd owner since the 1890's
- Rare property in an elegant artistic community
- 9 fully-furnished Guest Rooms beautifully restored
- Brass beds with pillow-top mattresses
- Modern heat and air conditioning
- Rooms insulated for sound and heat
- Access to the Soaking Room—an 1800s-era antique claw-foot soaking tub built for two

NINE
BEDROOMS & PRIVATE BATHS



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AWARD-WINNING GOLD RUSH ERA SALOON & RESTAURANT

HISTORIC GOLD RUSH-ERA SALOON & TOP REGIONAL RESTAURANT/CATERING SERVICES

- * **RESTAURANT HOSPITALITY MAGAZINE – BEST WINE COMPETITION**
- * **MERIT AWARD – AMERICAN WINE LIST**
- * **WINE SPECTATOR AWARD OF EXCELLENCE**
- * **ONLY** saloon in the West that accepts “gold dust over the bar”
- * Full Service Bar with seating capacity of 20-22 persons in addition to original Front Desk area
- * Highly-rated stylish restaurant featuring quality farm-to-table Mediterranean Cuisine
- * 2 Main Dining Rooms include 18 Tables and related furnishings with capacity of 75 persons
- * Top regional choice for large parties, functions and catering service for 15+ persons
- * Vine-covered patio accommodates an additional 40-50 persons

ADDITIONAL RESTAURANT & BAR FEATURES

- Original 19th Century redwood bar
- 2 “grandfathered in” liquor licenses (Type 21-Restaurant on-sale and Type 47-Package store)
- Lunch and dinner served daily with brunch on Sundays
- Modern chef’s kitchen with mostly **Wolf** cooking equipment and **True & Traulsen** refrigeration
- Includes Chef’s Office, wine & liquor storage, banquet storage and more

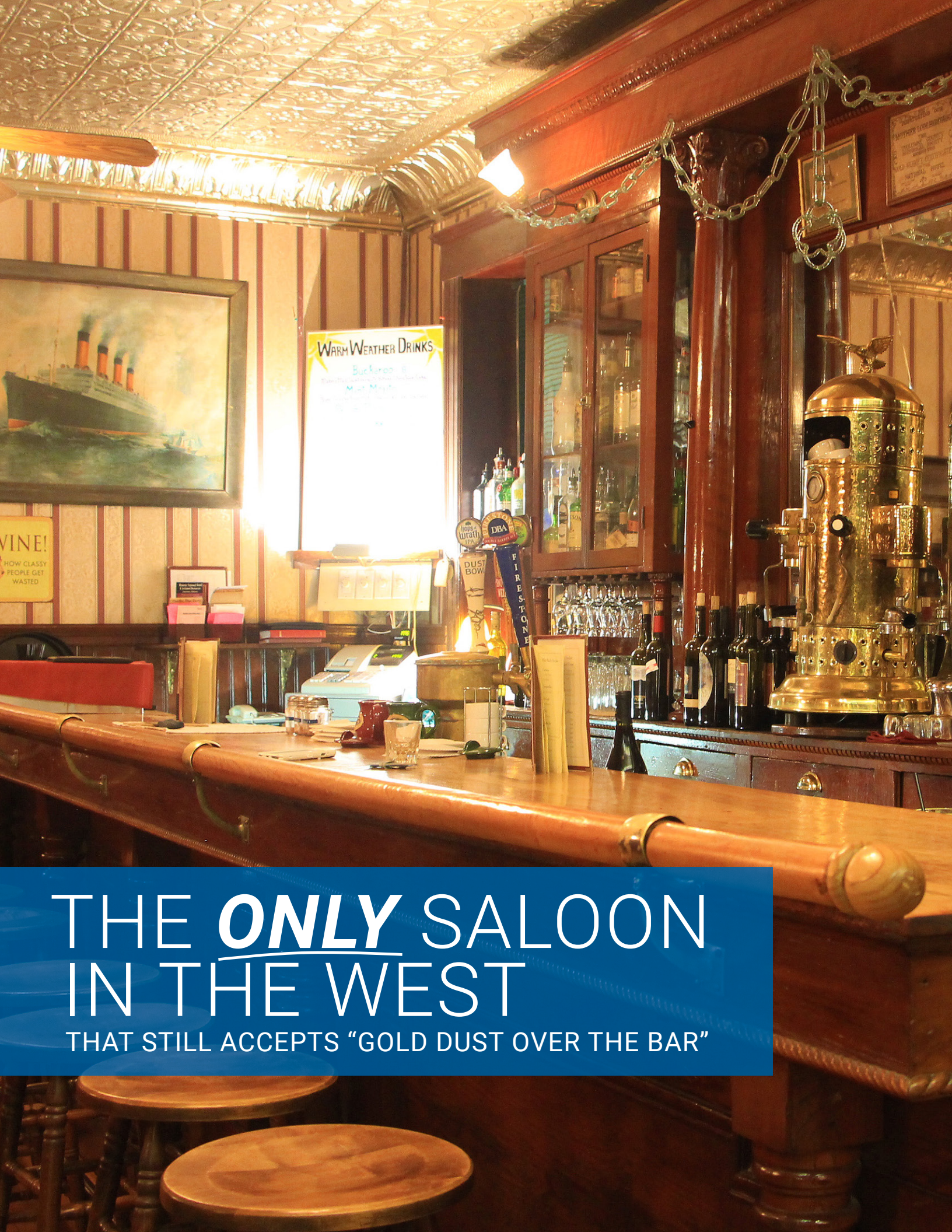


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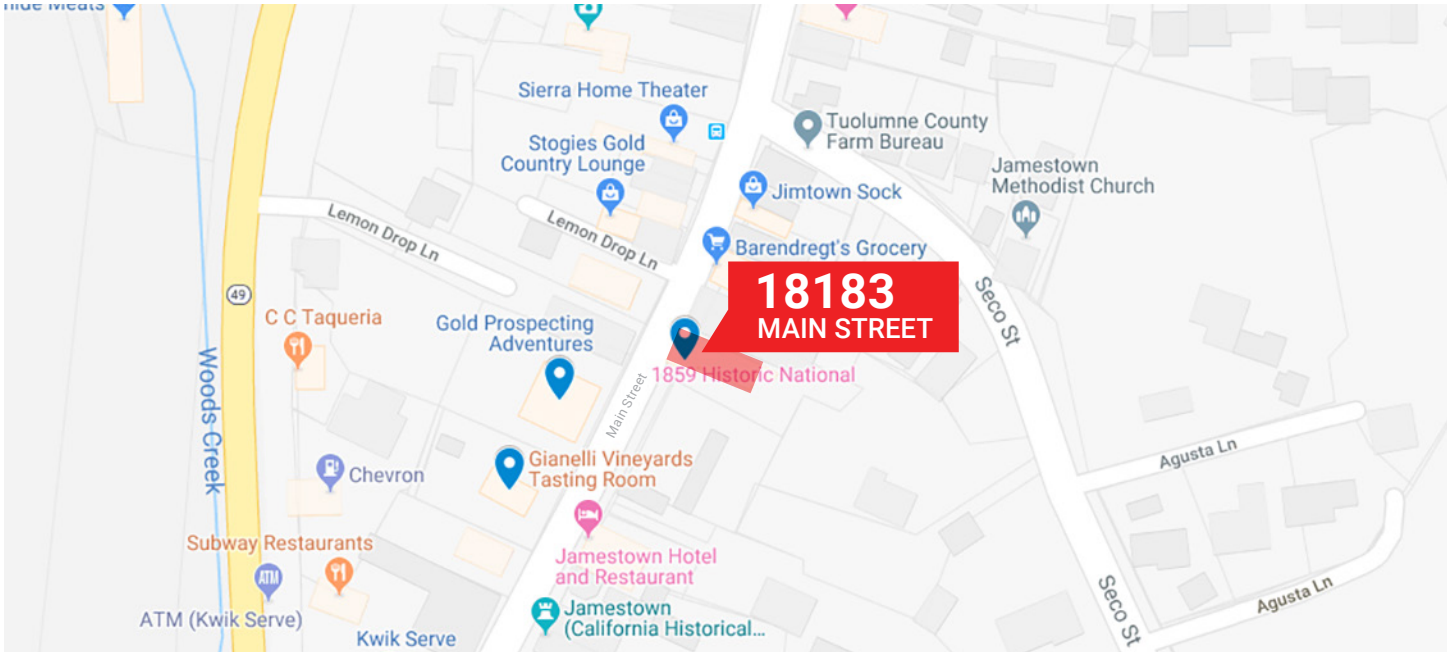
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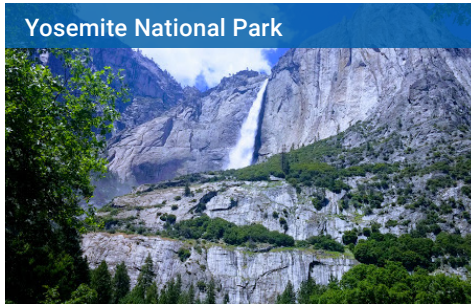


THE ONLY SALOON IN THE WEST

THAT STILL ACCEPTS "GOLD DUST OVER THE BAR"



NEARBY POPULAR GOLD COUNTRY ATTRACTIONS



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