

\$1,195,000 - 309 Highway 124, South River

MLS® #2120146

\$1,195,000

0 Bedroom, 0.00 Bathroom,
Industrial on 1.00 Acres

N/A, South River, Ontario

This exceptional purpose-built brewery, constructed in 2016, offers 8112 square feet of modern, functional space designed for efficient brewing operations. Situated on a generous +/- 1.6 acre lot with frontage of 250 feet, the property provides ample space for operations, parking, and potential expansion. The property is fully equipped with municipal water, Enbridge natural gas, Hydro-One 400 Amp 3-Phase Power, and high-speed Lakeland fibre optic internet. Additionally, it features a Premier Tech septic system specifically designed to support brewery activities. An independently operated IVY electric vehicle charging station is located on-site, providing a green energy amenity without shared revenues or maintenance costs. Beyond its current use as a brewery, this property offers exceptional potential for repurposing. With the support of the Village of South River and its favorable zoning, the space can accommodate a variety of commercial or industrial ventures. Its strategic location just off the main highway connecting Toronto and North Bay, coupled with its proximity to two national parks, positions the property as a prime opportunity for tourism-oriented businesses, food and beverage operations, or other innovative uses. This facility is a rare find, offering a turnkey opportunity for an established brewery looking to expand or a new entrant to the craft brewing industry. Its strategic location, state-of-the-art utilities, and purpose-driven design make it an ideal space for diverse business opportunities.



(id:6289)

Essential Information

Listing #	2120146
Price	\$1,195,000
Bathrooms	0.00
Acres	1.00
Type	Industrial
Sub-Type	Freehold

Community Information

Address	309 Highway 124
Subdivision	N/A
City	South River
Province	Ontario
Postal Code	P0A1X0

Interior

Heating	Forced air, Overhead Heaters
Cooling	Central air conditioning

Exterior

Exterior	Steel, Stone
Roof	Asphalt shingle
Foundation	Concrete Slab

Listing Details

Listing Office	ROYAL LEPAGE NORTH HERITAGE REALTY, BROKERAGE
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