

FOR SALE

TURN-KEY RESTAURANT

811 N. FRONTAGE RD., WISCONSIN DELLS, WI



PROPERTY INFO

FORMER PERKINS RESTAURANT

A rare opportunity to purchase a turn-key full-service restaurant on 1.64 acres in the State's busiest tourist destination – Wisconsin Dells. This highly visible property is strategically located one block from the Interstate and adjacent to the nation's first indoor waterpark – The Polynesian Resort. Over 800 hotel rooms are within walking distance of the restaurant.

- + Building Size: 4,950 sq ft
- + Parcel: 1.64 acres
- + Taxes: \$15,770 (2020)
- + Parking: 85 stalls
- + Price: \$1,200,000



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800+ HOTEL ROOMS WITHIN WALKING DISTANCE

The Wisconsin Dells has over 90 dining options, but only a few are located next to multiple hotels. The restaurant is strategically surrounded by The Polynesian Water Park Resort, Econo Lodge, Super 8, Quality Inn & Suites, Best Western Ambassador and AmericInn by Wyndham.

All furniture, fixtures and equipment are in place and negotiable.

+ Parking

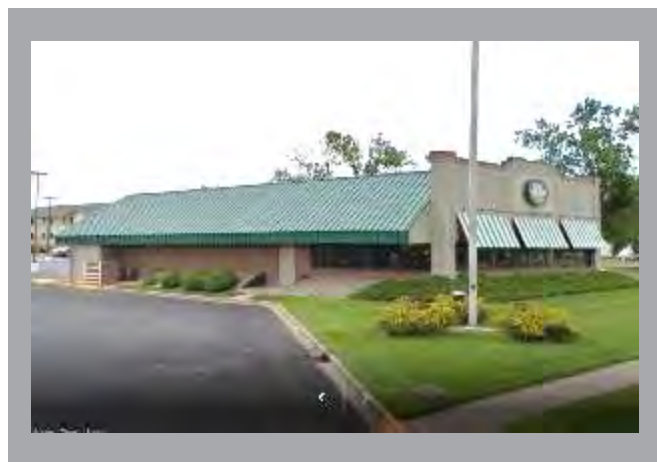
- 85 stalls

+ Property Taxes (2020)

- \$15,770 (includes BID of \$787)

+ Parcel Size:

- 1.64 acres



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THE MARKET

WISCONSIN DELLS

THE WATERPARK CAPITAL OF THE WORLD

AREA INFO

THE WATERPARK CAPITAL OF THE WORLD

The Wisconsin Dells tourist vacation area has over 4+ million visitors each year. There are over 8,000 rooms and 19 campgrounds with nearly 3,200 campsites.

"The Dells" has more configurations of indoor and outdoor waterparks per capita than anywhere else in the world.



AMERICA'S LARGEST OUTDOOR WATERPARK:
NOAH'S ARK



WISCONSIN'S LARGEST OUTDOOR WATERPARK:
KALAHARI RESORT



AMERICA'S LARGEST INDOOR/OUTDOOR WATERPARK:
WILDERNESS RESORT



AMERICAN'S LARGEST THEME WATERPARK:
MT. OLYMPUS



THE MARKET

AMAZING STATISTICS

WISCONSIN DELLS/LAKE DELTON AREA

The Wisconsin Dells area is 20 square miles in size and has been a favorite Midwest vacation destination for decades. The area boasts world-class waterparks, outstanding meeting and convention space, gaming, golf, scenic attractions live entertainment and theaters.

+ Meetings & Conventions

- 5,000+ meetings held annually
- 500,000+ sq ft of meeting space in Wisc Dells

+ Area Food & Beverage Visitor Spending

- Over \$350 million

VISITOR SPENDING



Lodging	\$426,441,186
Food & Beverage	\$315,303,705
Retail	\$219,395,109
Recreation	\$153,739,106
Transportation	\$87,794,932

Distance

Madison	55 miles south	Chicago	188 miles southeast
Milwaukee	116 miles southeast	Minneapolis	230 miles northwest

Source: CBRE Research

Fun Facts

Hotel Rooms	8,000+
Campgrounds/Sites	19 / 3,200
Convention Center	212,000 sq ft

