



Restaurant For Sale - FireHouse Station 55

55 5th St, Gilroy, Ca 95020

**Full Restaurant
Buildout**

Unique Property

Rare Offering

Renz & Renz
Local Roots; National Reach

FireHouse Station 55

Address - 55 5th St, Gilroy, Ca 95020

List Price \$1,575,000

Building Size 5,040 Sqft

Lot Size 3,241 Sqft

Year Built 1916

Property Highlights

- Rare Restaurant and Bar Offering
- Full Commercial Kitchen
- 2 Refrigeration Units
- 2 Full Bars
- New Roof (2025)
- 2004 Structural Reinforcement Renovations
- 2022 Appraised Value of \$2,369,000
- Discounted from appraised value based on condition

Investment Summary:

Discover a truly unique investment opportunity at 55 5th Street in Downtown Gilroy. This historic brick building, once home to the city's fire station, has been adapted into a vibrant restaurant space for decades yet remains ripe for an inspired new vision.

Inside, the property is teeming with character and functionality. A full commercial kitchen, two bars, two walk-in refrigeration units, three restrooms, and multiple dining areas accommodate a roster of culinary concepts. Patrons can savor meals or drinks al fresco, thanks to first and second-floor outdoor seating that brings a lively energy to the historic downtown streetscape.

Investors will appreciate the balance of historic charm and practical upgrades, including a new warranted TPO roof installed in February 2025, ensuring weather resilience, while prior structural reinforcements add long-term peace of mind. With ample nearby parking, and placement well below appraised value, this property offers a significant upside for those ready to breathe new life into a beloved local landmark.

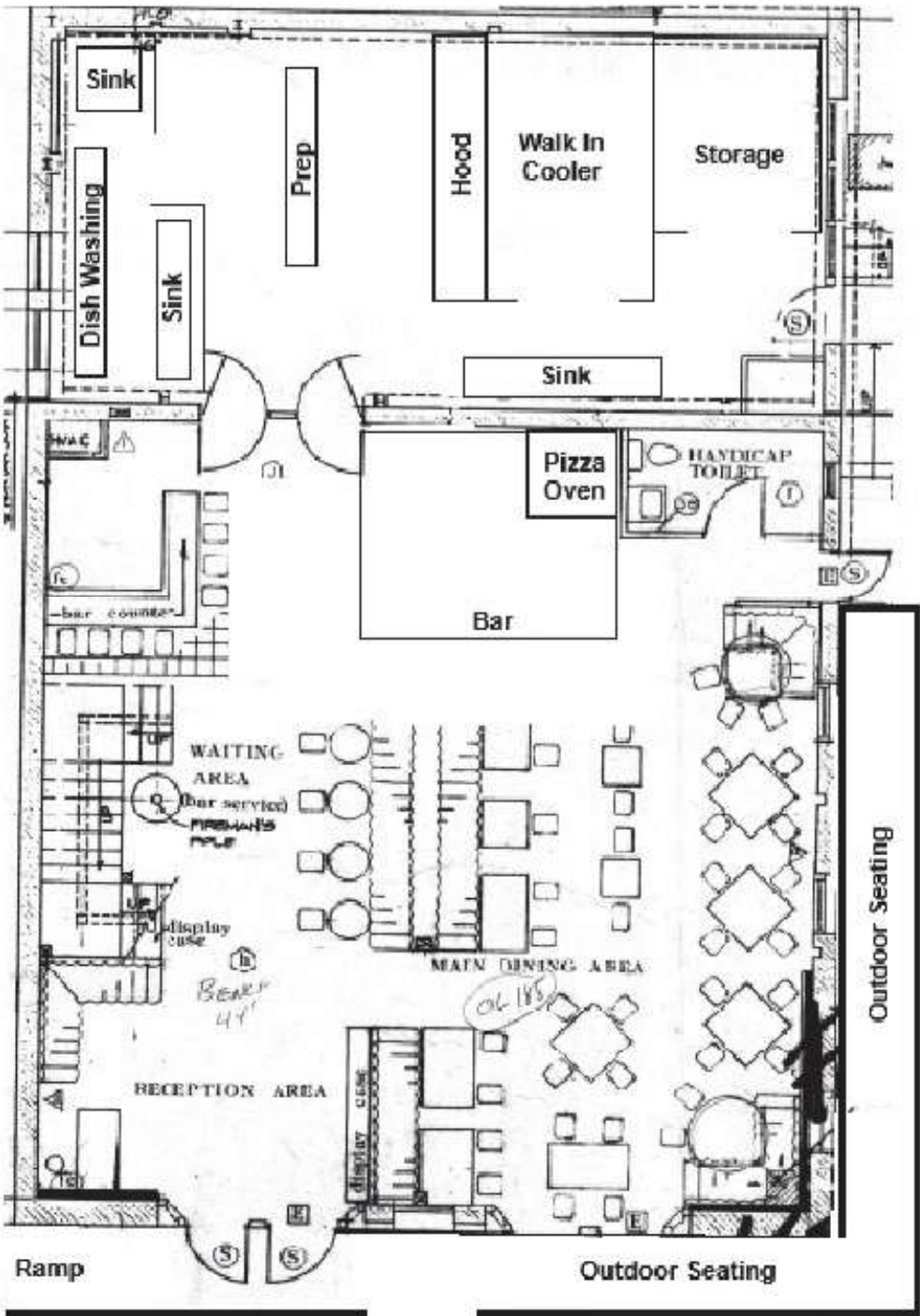
Positioned 25 miles south of San Jose with excellent freeway access and under consideration as a future high-speed rail stop between San Francisco and Los Angeles, Gilroy is a thriving community of over 58,000 residents with a median age of 36, a median household income of \$131,554, and a median property value of \$975,800. Renowned for its Garlic Festival, Gilroy Premium Outlets, Gilroy Gardens Family Theme Park, and access to more than 20 wineries and tasting rooms along the Santa Clara Valley Wine Trail, Gilroy continues to grow and attract new opportunities. Seize this chance to invest in Downtown Gilroy's renaissance and craft an unforgettable destination at 55 5th Street.



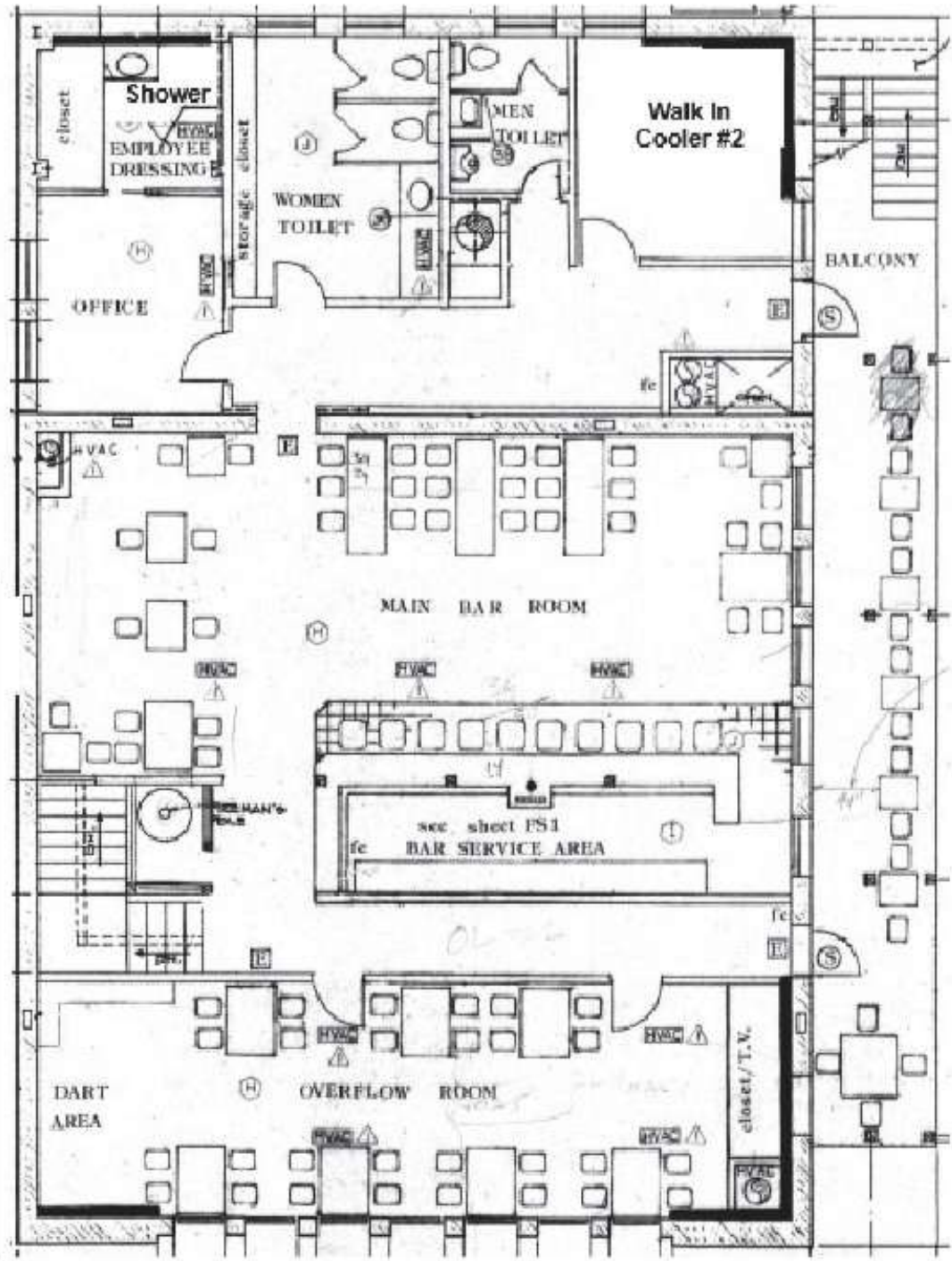
MONTEREY ROAD
DOWNTOWN GILROY



First Floor



Second Floor

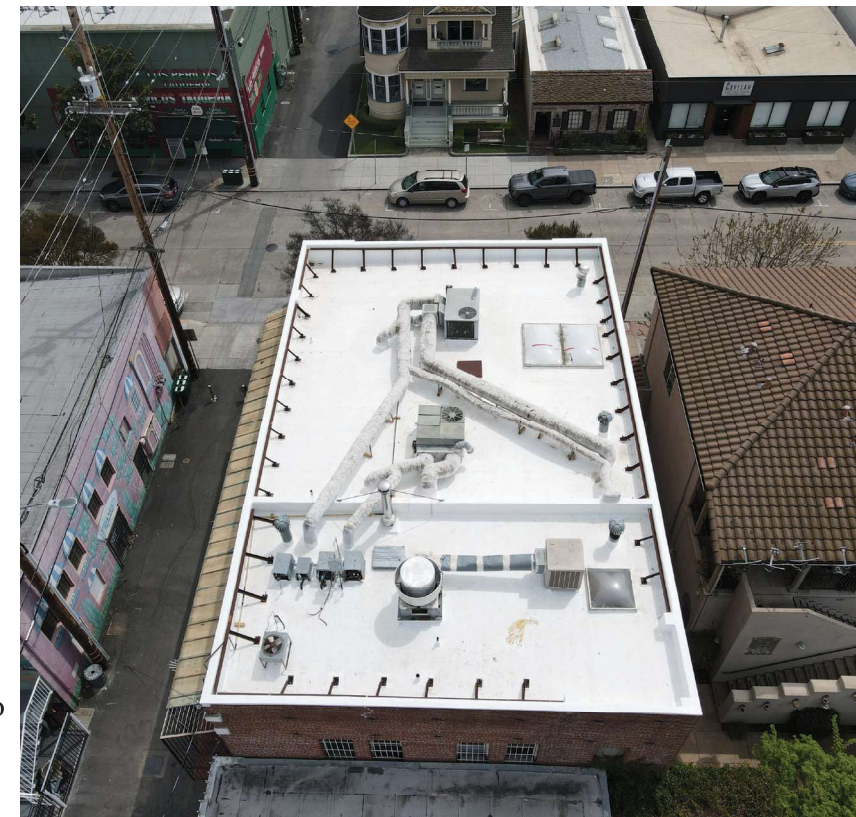




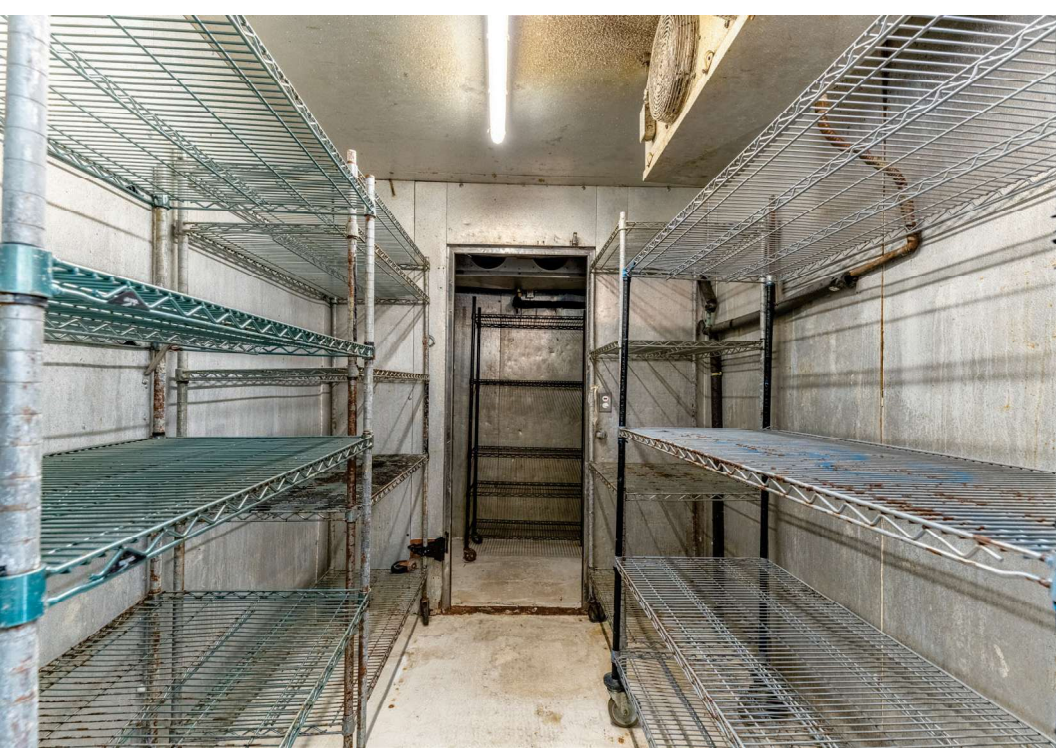
Thermoplastic polyolefin (TPO)

Roofing is a single-ply membrane that's made from a blend of polymers and rubbers. It's often used for commercial buildings on flat or low-sloping roofs.

- **Waterproofing:** TPO roofing is designed to repel water, snow, and ice.
- **Flexibility:** TPO is naturally flexible and doesn't contain chlorine or plasticizers.
- **Durability:** TPO is resistant to harsh chemicals, industrial pollutants, abrasions, and punctures.
- **Weathering:** TPO is resistant to UV and heat aging.













Fire Station 55, circa 1920-1930. Photo courtesy of the Gilroy Museum.

As its name implies, Station 55 (“The Old Firehouse”) was originally a fire station built in 1916 to serve the city of Gilroy. The fire house was designed by San Jose architect William Binder and constructed by William Radtke. It is a two-story brick building with a flat roof and a distinctive row of windows shaped to form a semicircular arch across the entry. This building housed a few restaurants over the years, and it was retrofitted in 1980s.

Gilroy California

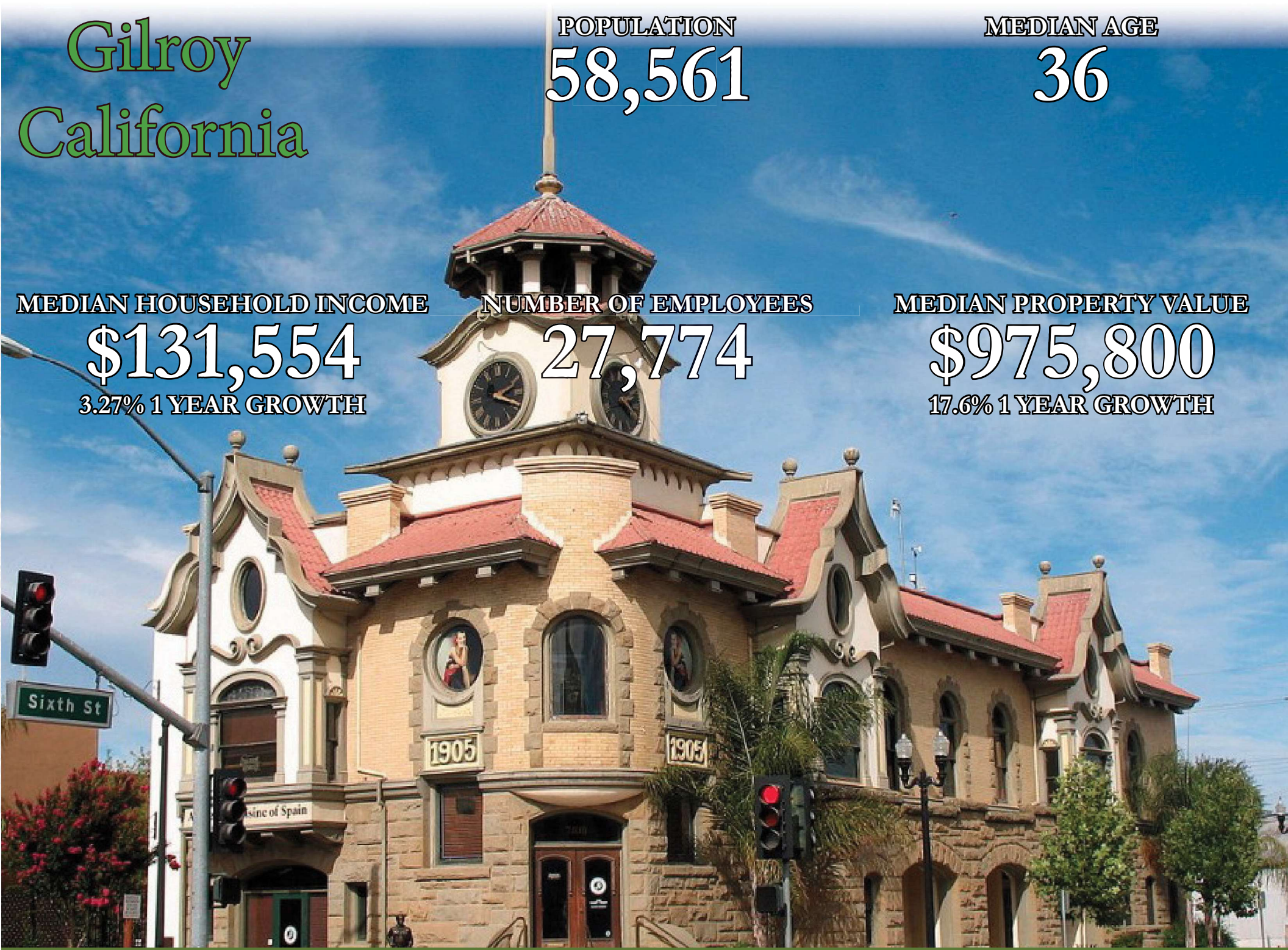
POPULATION
58,561

MEDIAN AGE
36

MEDIAN HOUSEHOLD INCOME
\$131,554
3.27% 1 YEAR GROWTH

NUMBER OF EMPLOYEES
27,774

MEDIAN PROPERTY VALUE
\$975,800
17.6% 1 YEAR GROWTH





We offer a variety of services encompassing commercial and investment sales, purchases, leasing and more. Our broker George L. Renz has over 4 decades of experience negotiating purchases, sales, tax deferred exchanges and leases. Our team works personally with each client to make sure their goals are clearly understood and we tailor a plan of action that is unique to each customer's situation. Call Renz & Renz today to see how we can help you take your next steps with property investment.



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