

GREAT BUSINESS OPPORTUNITY

1013 W 2nd St
Portales, NM 88130



Presented by Barbara Kline and Consuelo DeYoung



131 Madison NE Albuquerque, NM 87108
505-346-6006 info@go-absolute.net

PROPERTY INFO

- Less than half mile from the Eastern New Mexico main campus
- Currently opened Thursday thru Saturday per choice.
- 26 marked parking spaces plus a dirt lot for parking
- Property consists of 4 parcels
- All F&E included
- DJ booth upstairs
- Cantina patio area has live music band stand
- Upstairs is handicapped accessible
- Financials available with NDA
- Comprehensive security system installed



Property Summary

Address	1013 W 2nd St., Portales, NM 88130
Building Size	+/- 4,724 sf
Property Size	+/- 0.656 acres
Use	Sports Bar
Year Built	Building – 2008 Cantina - 2021

Disclaimer: The information contained in this marketing package is believed to be reliable. While we do not doubt the accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Additionally, this package and the information contained herein is intended only for parties with a bonified interest in the lease or purchase of this property and should not be distributed otherwise.

DAWG HOUZE Sports Bar

1013 W 2nd St, Portales

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DESCRIPTION

Dawg Houze has been iconic to Portales since it opened. Portales is a small college town in far eastern New Mexico about 22 miles from the Texas border. Dawg Houze caters not only to the locals, but to the students and faculty of ENMU. It also caters to patrons from the surrounding area, including residents of Clovis, NM and Cannon AFB, which is less than 30 minutes away.

The outdoor Cantina is a great place to socialize. It is set up to host live entertainment. During cooler days, electric and gas heaters as well as a fully enclosed vinyl wall make for enjoyable evenings on the patio. It could be a great area to host Burger, Dogs and Beer events.

The upstairs sports bar is a great place to watch favorite sporting events. A balcony area overlooking W 2nd St is a fun place to watch a game with a group of friends. There is a billiard area with 2 tables, and a dance floor to groove to the nightly DJ. Dawg Houze also hosts karaoke, trivia and theme nights.

Dawg Houze is open Thursday, Friday and Saturday nights per owner's choice.

Extending business hours and adding Sunday and Monday night football would also increase revenue.

The ground floor used to house a package liquor store until 2024. It still retains coolers and plenty of storage space. A dumbwaiter connects it to the bar above. It's a great opportunity for a new owner to install a full kitchen and expand food service from a few bar items to a sandwich or a casual dining menu with possibilities of being open for lunch.

New economic growth in the area will attract additional traffic. A new Horse Racetrack and Casino is due to open in Clovis in 2028.

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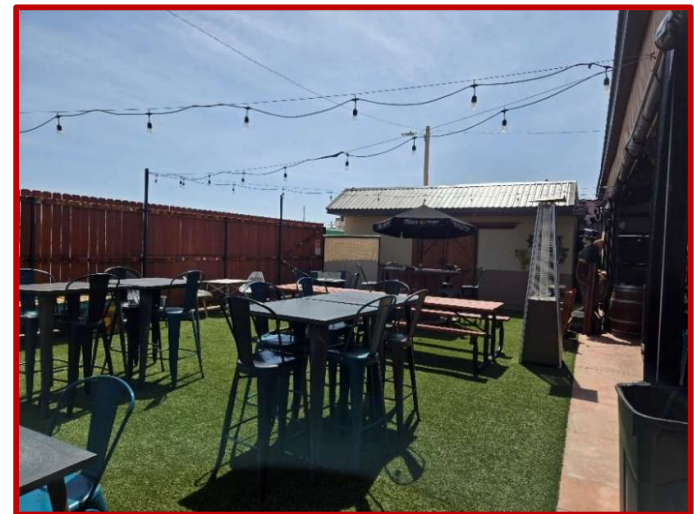
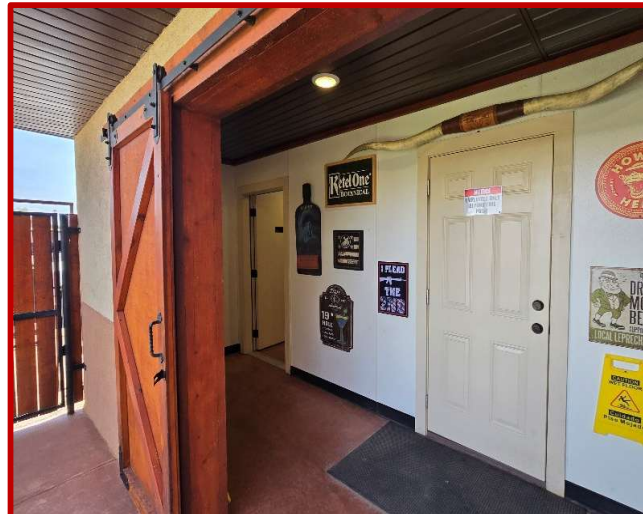
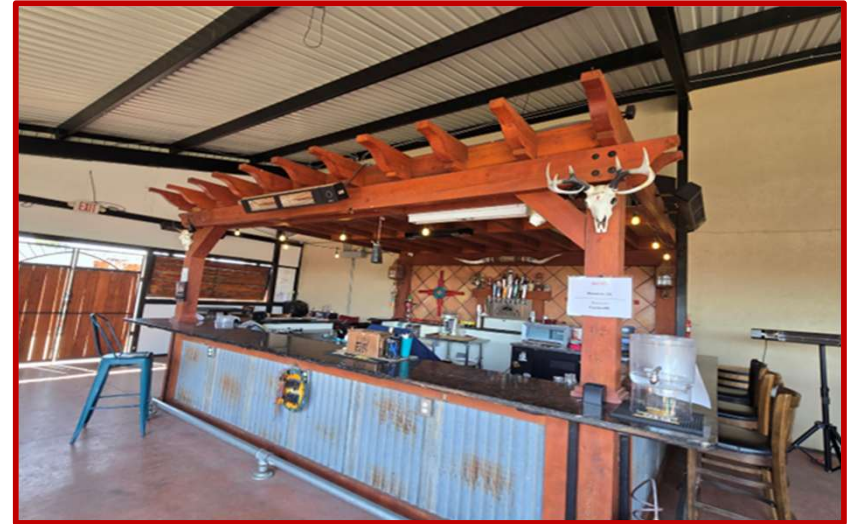
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CANTINA PATIO BAR



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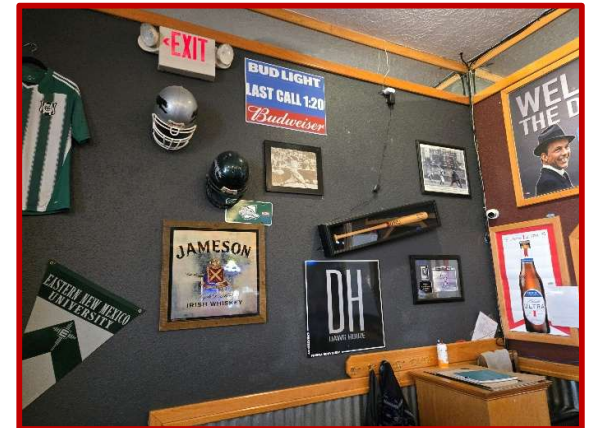
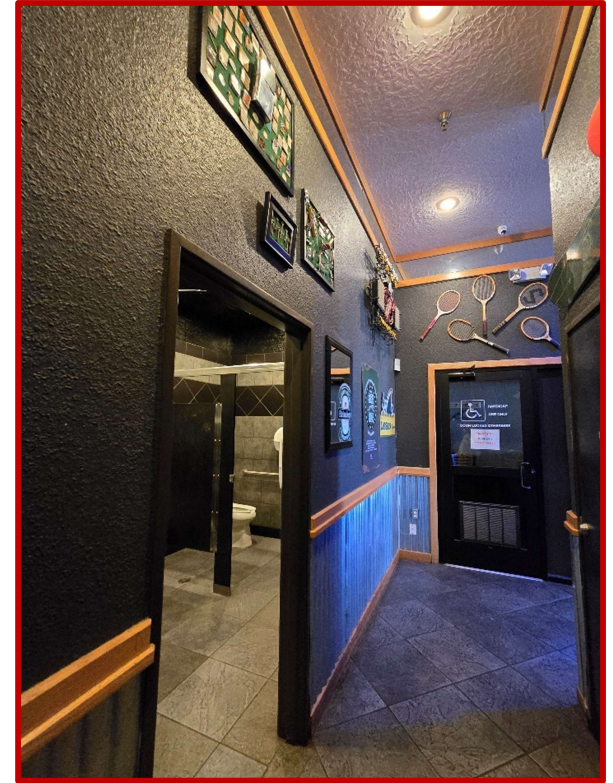
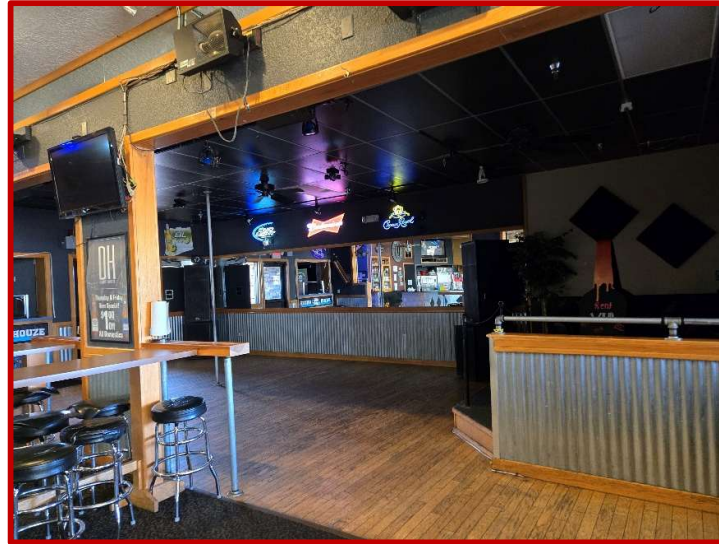
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UPSTAIRS SPORTS BAR



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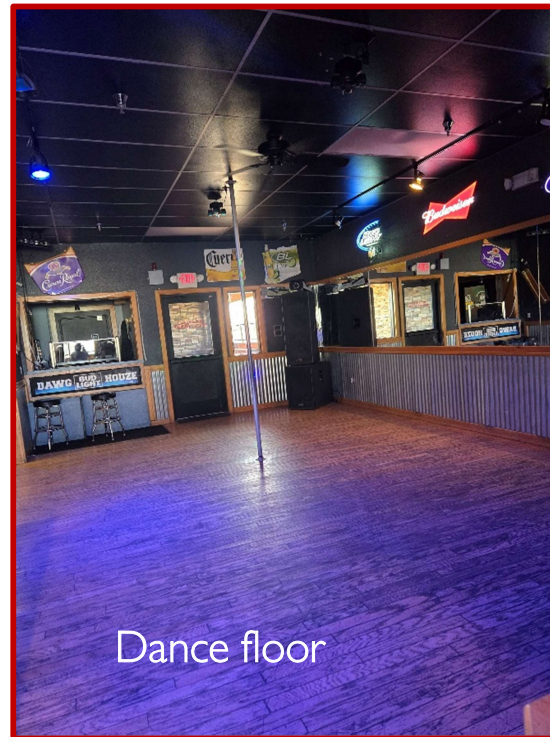
UPSTAIRS BAR



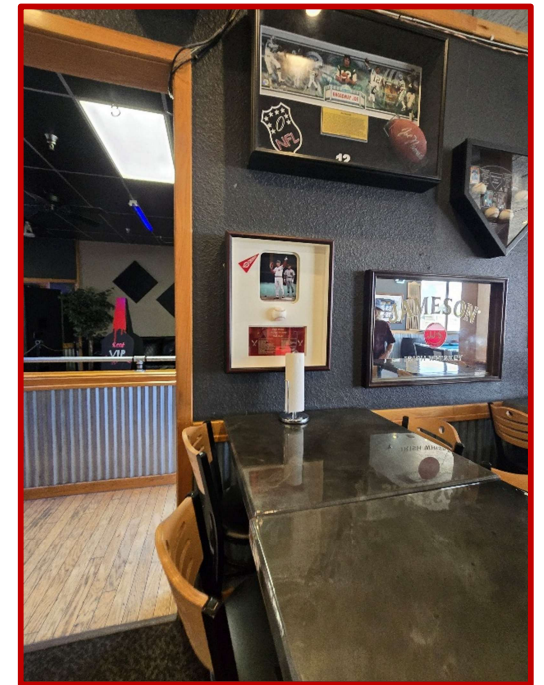
Billiard area



Balcony



Dance floor



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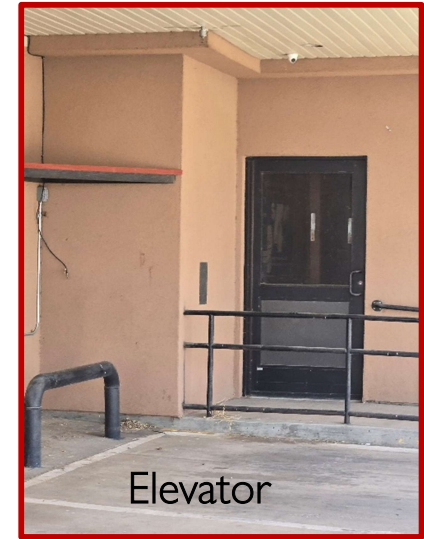
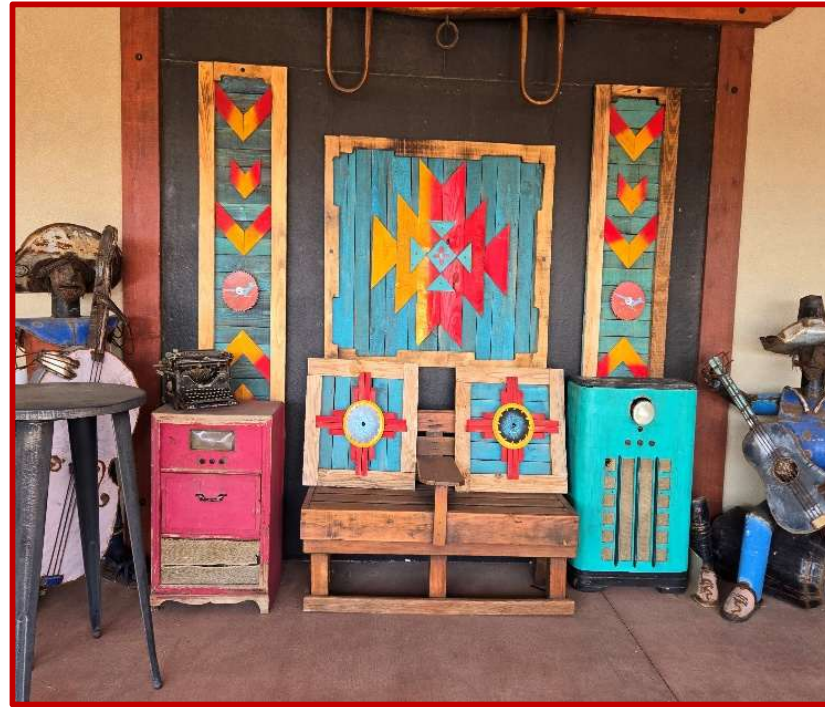


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PICS



Patio Restrooms



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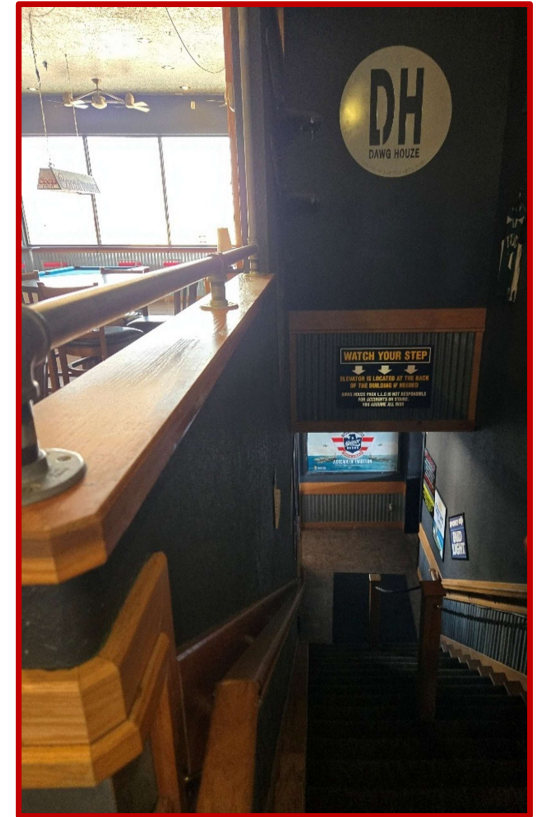
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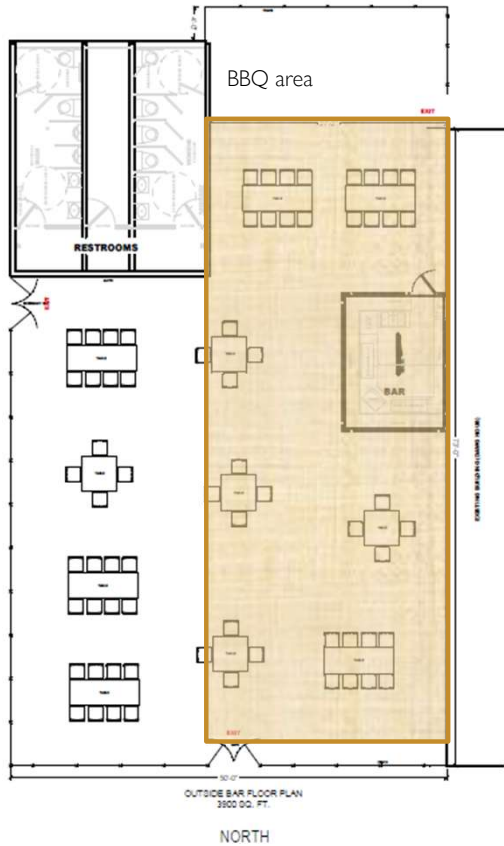
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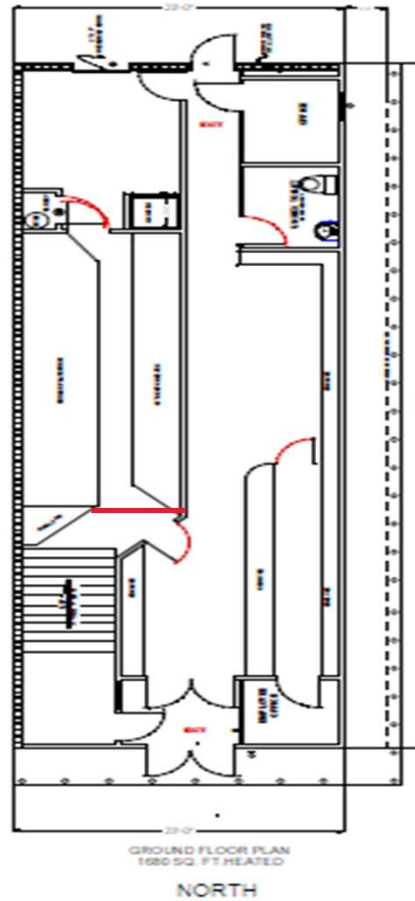
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FLOORPLAN

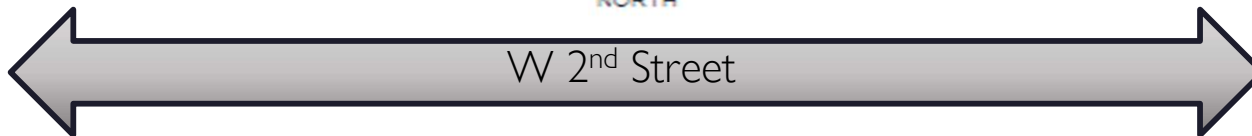
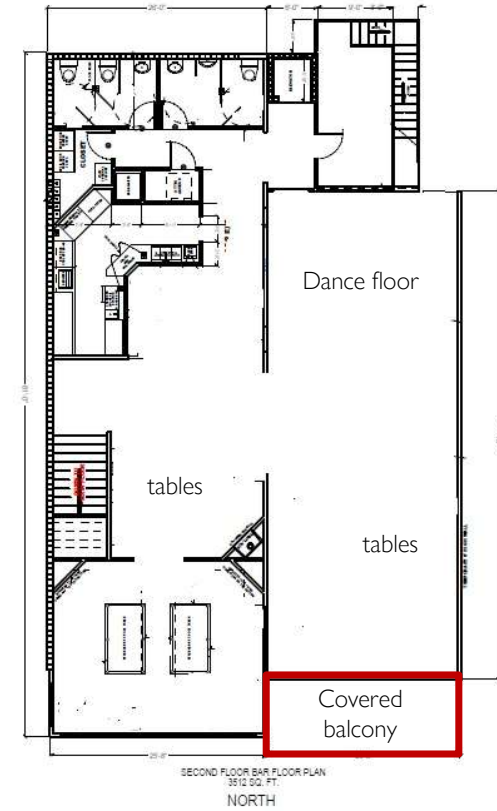
CANTINA



1st FLOOR



2ND FLOOR



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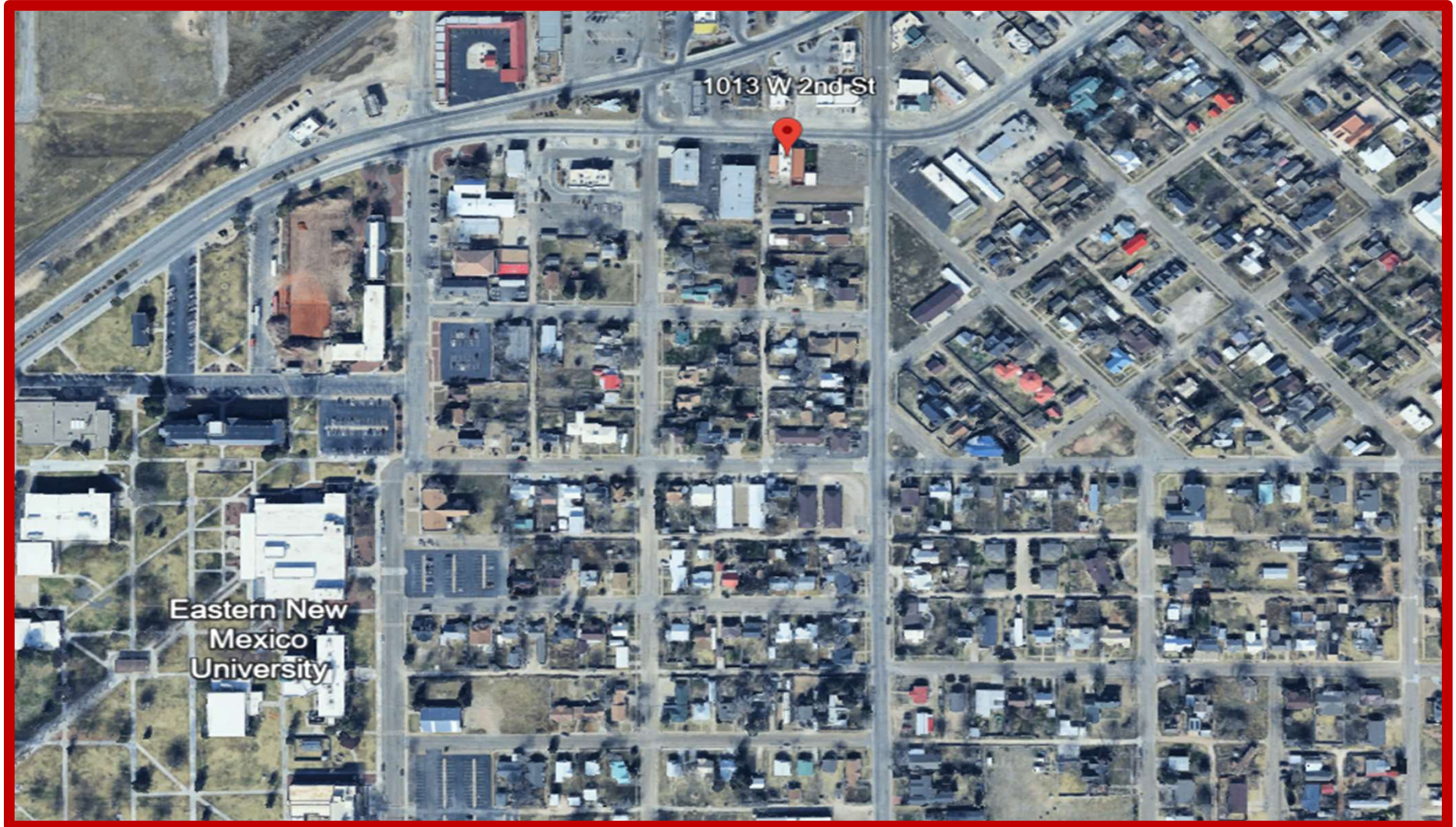
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TRADE AREA



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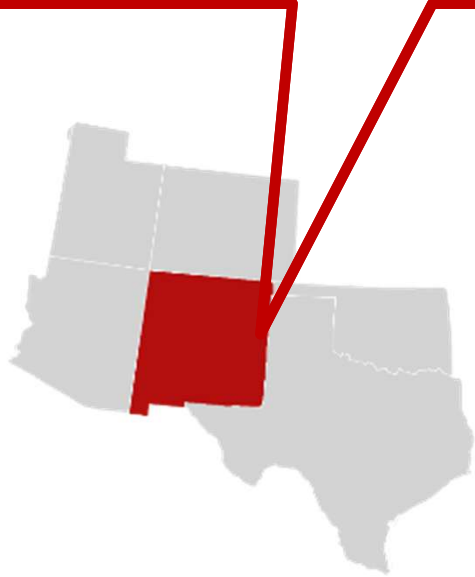
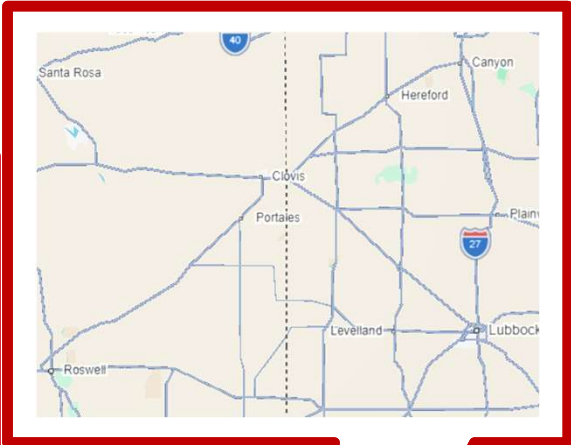
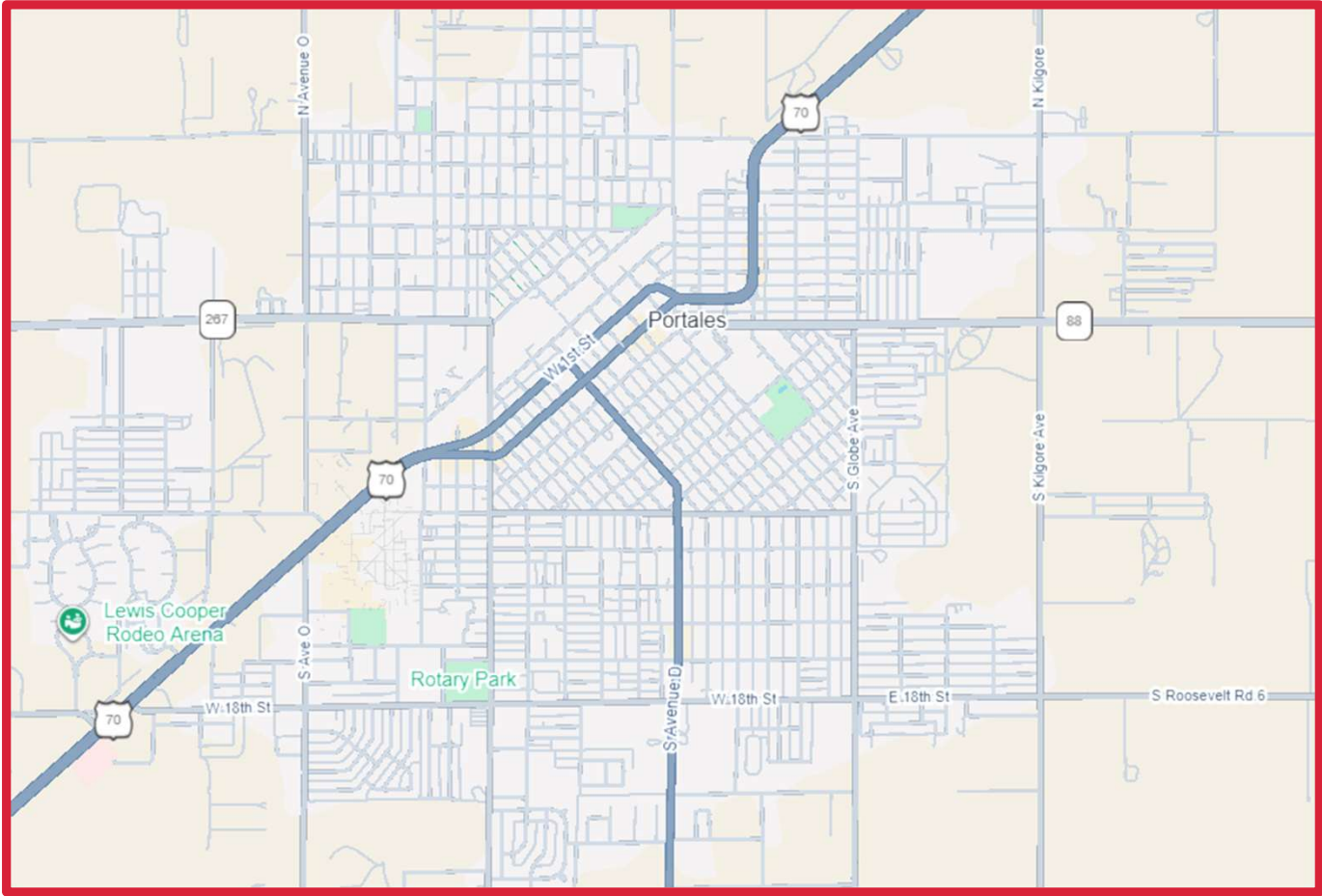
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PORTALES, NM



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CONTACT FOR MORE INFORMATION



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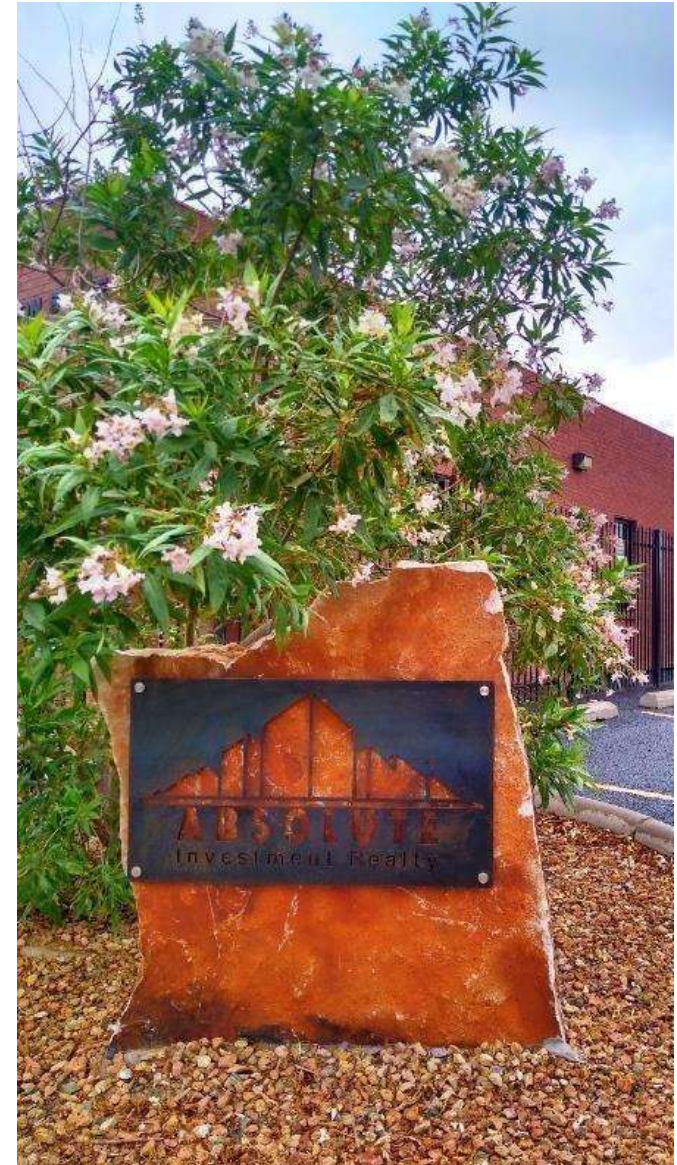
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WHO WE ARE

We are an investment oriented commercial real estate brokerage firm focused on helping our clients meet their commercial real estate investment goals. Our clients range from private local investors to multi-national REITS. We have closed transactions throughout the United States and from around the world. No job is too small or too large for our dedicated team of professionals. We are experts on current market conditions and provide expert advise on the best pricing and buying or selling strategies. We have industry wide connections and make it a policy to work hand in hand with our peers, principals and institutions to get the deal done. We are second to none in our ability to identify, sell or lease investment quality real estate.

OUR MISSION

Absolute Investment Realty's mission is to help our clients achieve their commercial real estate goals.

HOW WE HELP OUR CLIENTS SUCCEED

Our firm excels because we execute with attention to detail, exceptional financial analysis capabilities, second to none market knowledge, and the highest level of customer service. We start by understanding our client's needs and working closely with them to develop a customized acquisition, disposition, leasing or development plan specifically designed to help our clients reach their goals as expeditiously as possible.

AWARDS AND ACCOLADES

Our firm and brokers have earned nine Costar Power Broker Awards, designed to recognize the top 5 brokerage firms in New Mexico.