

AD's Pizzeria Restaurant & Lounge

Dine In, Take-Out, — 377 S Center Street, Windsor Locks, CT



PROPERTY DETAILS

Elevate Your Investment: A Premier Restaurant Opportunity

Step into a turnkey opportunity that combines prime real estate with a thriving pizzeria restaurant and lounge. Nestled on a sprawling 2.35-acre lot, this 6,102 square-foot dining space is strategically positioned just 6 minutes from Bradley International Airport, making it a magnet for travelers, locals, and visitors alike.

The meticulously maintained property comes complete with a paved parking lot featuring 75 spacious parking spots, ensuring convenience for your patrons. Its prime location offers easy access to major highways, including I-91, Rte. 159, and Rte. 20, making it an ideal destination for diners on the go, as well as those seeking a memorable dining experience.

Zoned for BUS1, this property offers a unique flexibility to investors with a vision. Whether you wish to continue the momentum of this highly successful pizzeria restaurant and lounge or reimagine the space entirely, the possibilities are endless. The 170-room Ramada Inn franchise (across the street) is in the process of renovation. And the Woodbridge of Windsor Locks housing community is within walking distance.

Imagine hosting large parties or intimate engagements in a setting that exudes both charm and sophistication. With the infrastructure in place and a strong customer base, you can hit the ground running and take this already successful business to new heights.

Don't miss your chance to own a piece of prime real estate that promises not just growth, but a legacy of culinary excellence. Seize this opportunity today and become the proud owner of a restaurant where success is served daily.

ASKING PRICE **\$2,000,000 (Real Estate and Business)**

- * Bradley International Airport
- * New England Air Museum

- ⇒ Building Type—Formal Dining Restaurant
- ⇒ Built 1994
- ⇒ Building Height—1 Story
- ⇒ Land Area—2.35 acres
- ⇒ Zoning—BUS1 (Business)
- ⇒ Total Building Size—6,102SF
- ⇒ Parking— 9,000SF (75 spaces)



Alton Moss
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BUILDING PHOTOS



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