

ADDITIONAL INFORMATION



**309 TRAIL STREET
LA VALLE, WI 53941**



- 1,964 SQ FT
- SEATS UP TO 100 PEOPLE
- ALL INVENTORY INCLUDED
- BUILT IN 1993
- TWO PRIVATE RESTROOMS
- OFFICE SPACE

Turnkey bar and restaurant opportunity in the heart of La Valle! The Bullpen Sports Bar & Lounge offers approximately 1,964 sq. ft. with seating for up 100, a large updated bar, paved parking, and a welcoming atmosphere for both locals and seasonal visitors. The sale includes the business, real estate, equipment, signage, furniture, and inventory at closing, making it easy for the next owner to step in and keep things moving. Most current employees would like to stay on, and the sellers are willing to assist with training for a smooth transition.

INCLUDED INVENTORY

KITCHEN EQUIPMENT

- Walk-in cooler
- Walk-in freezer
- Oven with cooktop
- 2 fryers
- Broaster
- Dishwasher
- 2 exhaust hoods
- 2 microwaves
- Panini press
- Toaster
- Pie oven
- Hold box
- Hot boxes
- Heat lamp
- Roasters
- 2 prep tables
- Meat slicer
- Cheese slicer
- Digital scale
- Fryer stand
- Baker racks
- Sheet pans
- Can racks
- Racks
- Miscellaneous kitchenware
- Server buzzers

PIZZA EQUIPMENT

- Pizza oven — holds approximately 8 pizzas at a time
- 2 additional pizza ovens
- Pizza prep table
- Pizza timer

DINING & SEATING

- Inside tables & chairs
- Bar tables & chairs
- Pub tables & chairs
- 2 high chairs
- Outdoor tables & chairs
- Picnic tables
- 2 large chairs
- 3 benches

ENTERTAINMENT & ELECTRONICS

- 4 televisions
- Stereo system
- Amplifier

OFFICE & BUSINESS EQUIPMENT

- Office chair
- File cabinets
- 2 POS printers
- Fax printer
- 2 carts

MISCELLANEOUS

- Vacuum
- Rug
- 2 bike racks

LEASED / VENDOR-OWNED — NOT INCLUDED

PEPSI POP/BEVERAGE COOLER | PEPSI SODA FOUNTAIN | GEHL'S NACHO CHEESE MACHINE |
CASINO/GAMING MACHINES | JUKEBOX

EQUIPMENT IS INCLUDED IN ITS PRESENT CONDITION UNLESS OTHERWISE AGREED TO IN WRITING. LEASED AND VENDOR-OWNED EQUIPMENT IS EXCLUDED FROM THE SALE.