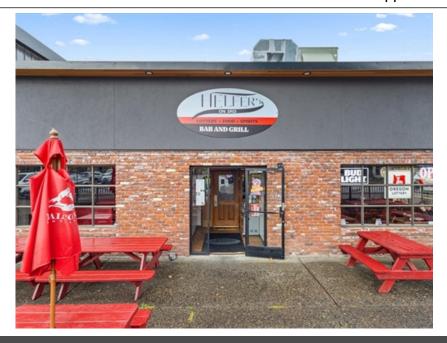
## Fantastic Business Opportunity



## 124 NE 3rd Street, Gresham, OR 97030

- » MLS #: TURN KEY Business Opp.
- » Business Opportunity | 4,096 ft<sup>2</sup>
- » Helfer's on 3rd Private Entrance; Let make a deal!
- » 4096 sq.ft. total upstairs and Down full of FUN!
- » 2 floors with Lottery wired for either or both
- » More Info: 124NE3rdStreet.IsForSale.com



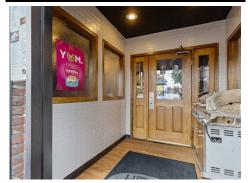
Tim Stuart
Business Broker / Auctioneer
(503) 680-4959 (Office)
(503) 680-4959 (Direct/text)
tim@stuartrealtygroupinc.com
http://www.StuartRealtyGroup.com





Stuart Realty Group, Inc. 358 NW 1st Ave. Suite 7 Canby, OR 97013 (503) 263-7253

## Business Opp w/Lottery









Gresham's Downtown Hotspot, Helfer's on 3rd Bar & Grill. A well-known Gresham establishment, Helfer's attracts a variety of clientele with casual dining, Happy Hour, team gatherings, family celebrations, late-night parties, and lottery wins. Offering 4,096 Sq ft. on 2 levels.

- Street Level restaurant is 2511 sq. ft. with full-service bar & kitchen, seating for 83, 47 sq. ft. wine cellar, walk-in refer, lottery, video games, private office, and a 658 sq. ft. porch for outdoor dining with seating for 28.
- Downstairs features the popular H03 Speakeasy with an additional 1585 sq. ft., full-service bar, handcrafted cocktails, seating for 73, a pool table as well as a cozy lounge area for a relaxing retreat, a late-night date spot or a pre-scheduled private event. Private entrance on 3rd Street. There is ample parking and downtown foot traffic from a variety of family-friendly city attractions. The Arts Plaza and Saturday Market are just a block away and the Greeker Main City Park with Japanese Gardens are two blocks away just off Powell Plyd. With a "tailered-to-the-clientals" many this

