

Chamberlain Real Estate Professionals.....605-234-9990

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UPPER CRUST PIZZA & WINGS

221 W King Avenue
Chamberlain SD 57325

List Price: \$425,000
W/O Business \$385,000

2016 Taxes: \$2,642.26

Year Built: 1977
Original building gutted in 2012 and completion of Restaurant in 2013.

Heat Type: Heat Pump
Central Air
City Water & Sewer
Commercial Zoned
Lot Size: 96x88

Total Sq. Ft: 3833
Outside Deck: 1008 sq. ft.
Dining Seating: 68
8-seat bar w/ granite & brass beer tower
4 season patio room:
36 seating with large screen TV & Fireplace
Outdoor deck: seats 30
2015: POS system
Security cameras

Drive Type: Black Top/gravel
Wood Frame Construction
Exterior: Metal
Roof Type: Metal
Parcel: 029+29-040-63-0100
Basement: None

Owner will stay for up to 30 days to help in the transition with the operating and management of the business following closing.

Welcoming and inviting Midwestern and Italian décor, you will want to call it a day and relax. Serving both traditional and unique pizzas with their fresh dough and toppings, & offering mouth-watering wings baked with the "Uppercrust" special sauce. Also on the menu, pasta, burgers, specialty sandwiches & desserts. Bottled or on draught, "Uppercrust Pizza" offers domestic & some import beers.

Located where Hwy 16 meets the Missouri River and offering fantastic views from the outdoor "Upper" deck. Established in late 2013 after undergoing a complete transformation from it's original use. New restaurant with "to code" plumbing, electrical systems, flooring and HVAC. Restrooms feature ceramic tile and granite. Kitchen is designed for efficiency with separate dough room, walk-in cooler and storage room. Office area on premises.

"Uppercrust" is not a small town "mom & pop" café, but a beautiful restaurant that you will proudly call "your own". Modern, clean and customer friendly with a reputation and reviews of the same.

THIS IS YOUR OPPORTUNITY TO OWN A CHAMBERLAIN RESTAURANT OVERLOOKING THE MISSOURI RIVER. RANKED #1 BY TRIP ADVISOR FOR GREAT FOOD, DRINK AND SERVICE.

"WHERE EAST & WEST & THE SPORTSMINDED MEET"



Main dining area



Missouri River & bridge views from deck



Season patio room w/ fireplace



Granite counter & brass beer tower

Home & proud sponsor of the "Missouri River Winter Survival Trek"

Legal: Lots 1 & 2 Block 63 2nd Addition, Chamberlain SD