



FOR SALE

4014 DUNDAS ST, LONDON

\$1,999,000

Owned Property

8,000 Sq Ft

Restaurants with Apartments

3 RESTAURANTS & 5 APARTMENTS

Rare opportunity to purchase a landmark hospitality property on busy Dundas Street in London featuring a successful 3-in-1 restaurant, bar, and banquet hall. Operating from a freestanding 6,000 Sq Ft building, this versatile property offers outstanding flexibility for an owner-operator, investor, or developer.

Licensed for 270 guests inside plus 30 on the west-facing patio, the property includes a full production kitchen with a 14-ft commercial hood and three walk-in coolers (2 + 1). Continue the existing operation or transform the property into virtually any restaurant, bar, banquet, entertainment, or hospitality concept.

Included in the sale is the property, along with a separate building containing five residential apartments with their own dedicated parking that generate additional rental income. Parking for approximately 80 vehicles and five washrooms complete this exceptional offering. Please do not go direct or speak to staff or ownership.

READY FOR SECONDS?

Call me to discuss this listing today.



RYAN EARL, Broker and Founder
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Royal LePage® Signature Realty
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OTHER LOCATIONS:



SCROGGIE'S GRILLHOUSE & BAR

- Popular and profitable Sarnia restaurant
- 5,800 Sq Ft
- \$6,000 Gross Rent
- Licensed for 82 plus 21 on the patio



HAKKA KHAZANA BAR & GRILL

- Restaurant & Pub
- 2,500 Sq Ft
- Owned Property
- Licensed for 106 plus 69 on the patio



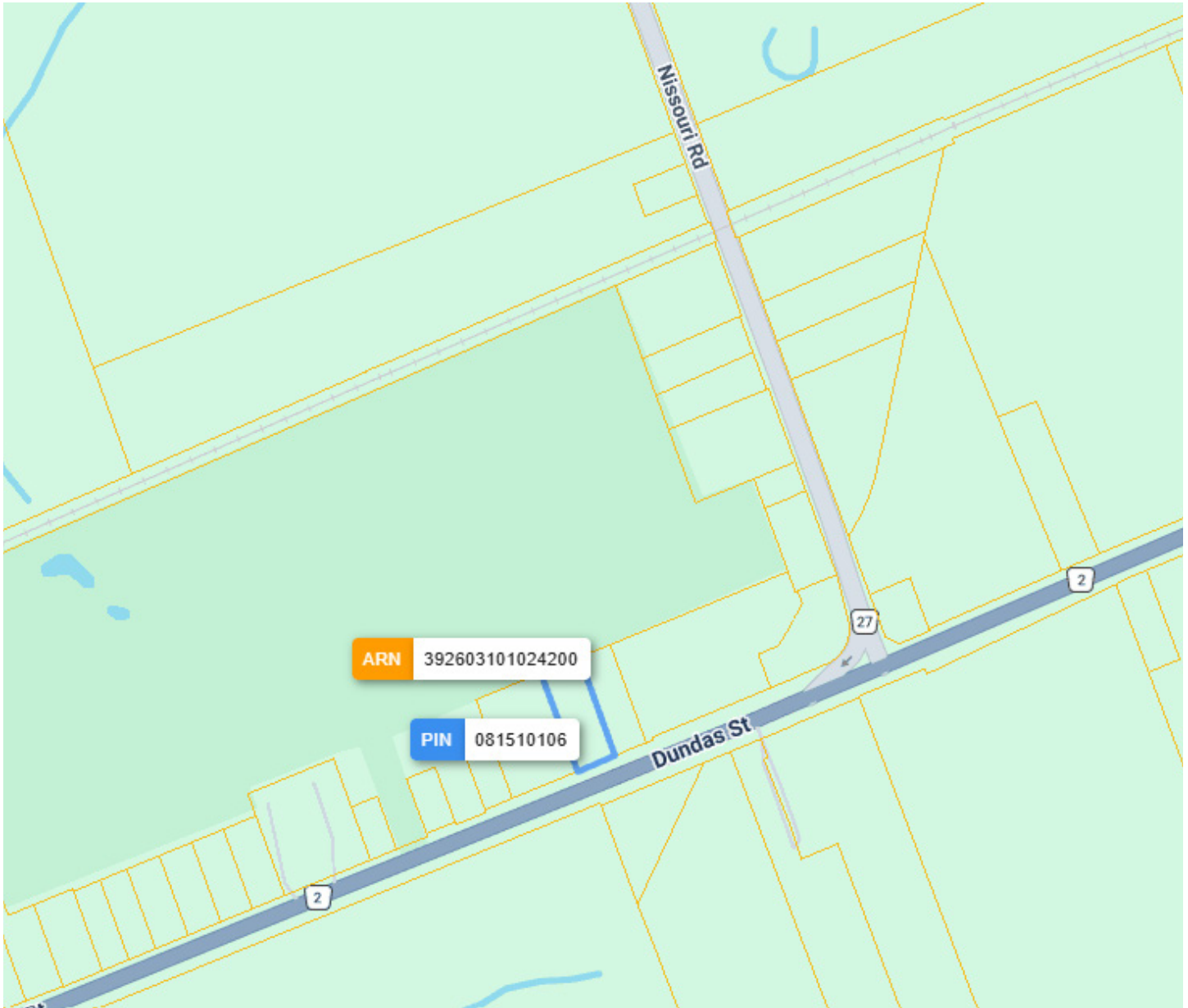
EVEREST CONVENTION CENTRE

- Banquet Hall & Restaurant with Property
- 5,800 Sq Ft
- Owned Property
- Licensed for 450



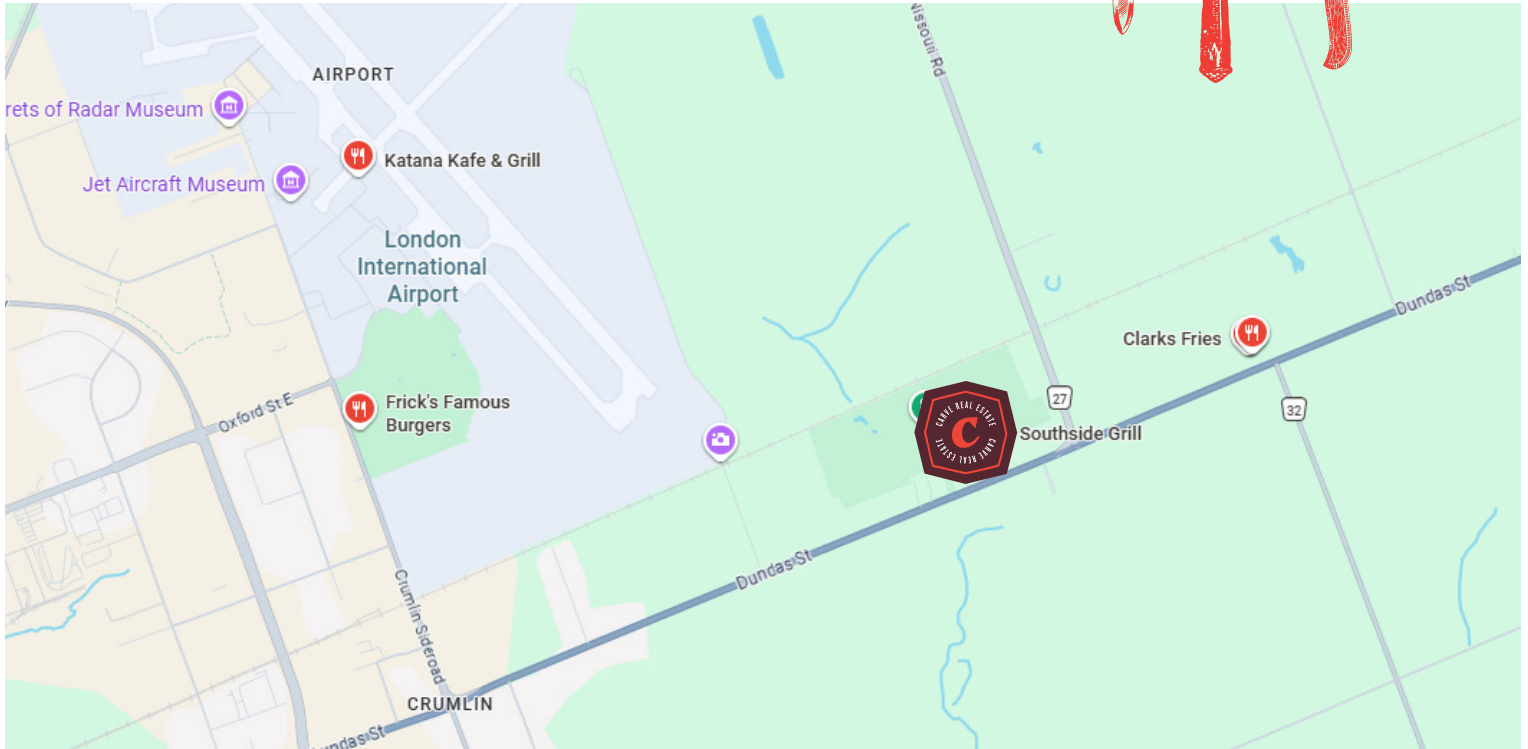
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BUILDING DETAILS

This is far more than a restaurant purchase—it's an opportunity to own a highly versatile commercial property with multiple income streams. The separate residential building includes five income-producing apartments with dedicated tenant parking, creating stable rental revenue alongside the hospitality operation.

Located just around the corner from the London International Airport, the property enjoys outstanding visibility with pylon signage, abundant private parking, and easy access from major routes. The site offers tremendous potential for redevelopment, expansion, or conversion to suit a wide variety of commercial and hospitality uses.

The building is serviced with 400-amp power and the flexibility to adapt the property to your own vision. A rare chance to acquire a landmark property with business income, residential income, and long-term real estate value.

LOT SIZE

Frontage:
145.38 ft

Depth:
372.49 ft

Dimensions:
144.73 ft x 373.88 ft x 145.38 ft x 372.49 ft

Perimeter:
1,033.46 ft

Size:
54,088.60 ft² (1.242 ac)

Lot Measurement Accuracy:
LOW



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