



## The Dorset Hotel - Derby

Hotel/Leisure

The Dorset Hotel, 29 Main Street, Derby, Tas 7264

**Floor Area:**

276 m<sup>2</sup>

**Land Area:**

1916.00 m<sup>2</sup> (approx)

**Sold**

Contact Agent

Sold: Fri 25-Mar-22



## Property Description

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Derby has always been important to north east Tasmania, and the Dorset Hotel has always been important to Derby. This landmark building, integral to the town's history since its construction in 1911, now offers the opportunity for new owners to play a huge role in Derby's booming present and its brilliant future.

Extensively updated and improved over the last four years, The Dorset's new roof and fresh paint reflect a positive external energy that's equally apparent throughout great spaces including two downstairs dining rooms, a central pool room/games area and a friendly front bar of exceptional character.

Cool rooms and generous storage accompany the downstairs dimensions, served by a well equipped commercial kitchen while a beer garden that accommodates 50 patrons has the banks of the beautiful Ringarooma River as its backdrop. Upstairs, a total of 10 recently refurbished rooms deliver instantly inviting accommodation accompanied by freshly finished bathroom facilities comprising 3 showers and 3 toilets.

A manager's apartment with its own ensuite bathroom and a separate modern kitchenette complete the upstairs proportions of the Dorset, where Verandahs on each level offer ideal outdoor retreats. Off street parking, a laundromat, bike racks, bike wash and secure bike storage add to the attraction of the hotel, a magnet for Derby's mountain biking market, as well as local residents and tourists drawn to Derby and the north east more widely.

Effectively free from competition, poised to continue earning great income while also delivering capital growth, the Dorset's upward trajectory is driven in part by the global appeal of Derby's downward trails! It's time to take that ride!

## Additional Details

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### Tenure Type

Vacant Possession

The Dorset Hotel, 29 Main Street, Derby, Tas 7264



**Justin Wiggins**

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**Knight Frank - Launceston**

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