

CENTURY 21[®]

Judge Fite Company



3044 JUNCTION HWY

KERRVILLE, TX 78028



\$2,000,000



5,694 sqft

DESCRIPTION

22 YEARS AGO, was the last time this was offered to the open market. 3044 Junction Hwy in Ingram, may bring back many fond memories when it was Neighbors Bar & Steak House. Legendary tales of horses being ridden in the dining/dancing area and 6 shooters being discharged through the roof. Your clients can reinvent this +/- 3.1 acre improved site. With 450 +/- frontage feet on Junction Hwy/State Hwy 27 and 775 +/- frontage feet on Goat Creek Cutoff - possibilities are endless. Level terrain for expansion for RESTAURANT, RETAIL, EMPLEMENT SUPPLY, RENTAL SUPPLY, BANQUET HALL, EVENT CENTER, WEDDING VENUE, GROCERY STORE or turn it back into a Hill Country HONKY-TONK DANCE HALL. Consisting of 4,790 conditioned Ft2 metal building with loft consisting of 2 offices and large balcony & 2 ADA restrooms & commercial kitchen. 24 hour showing notice requested. L.A. must accompany. Please do not communicate with current tenants, which will be relocating.

PROPERTY TYPE: Commercial - Restaurant/Bar
MLS STATUS: Active
MLS: 1876468
YEAR BUILT: 1986
COUNTY: Kerr
TRACT OR SUBDIVIION:
LIST DATE: 06/19/2025



AREA: 3100
SQUARE FEET: 5,694
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES:
LOT SIZE (SQFT):

ADDITIONAL PROPERTY DETAILS

LISTED BY: Colleen Brinkman

PHONE: 830.315.7555

BROKERED BY: Brinkman Preferred Properties