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\$1.1 Million

North Powder Café

975 2nd St, North Powder, OR 97867



**Presented By
Colby Marshall**

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Real Estate Inc.



North Powder Café
North Powder, OR 97867

Income-Producing Full-Service Restaurant

Nestled along the gateway to Eastern Oregon's outdoor adventure corridor, the North Powder Café is a beloved, full-service restaurant known across the Pacific Northwest, the West, and across the country by long-haul truck drivers, motorcycle touring groups, skiers, hunters, and locals alike for its great food, friendly service, and welcoming small-town atmosphere. Conveniently located just off Interstate 84, this destination café and lounge has built a loyal following from travelers who make it a must-stop in Northeast Oregon. The property's large gravel parking area easily accommodates semis, RVs, and group convoys, making it a natural hub for travelers and locals year-round.

The property spans 2.13± acres and includes a 2,088± sq. ft. café/retail building, a 1,782± sq. ft. manufactured home, and an 864± sq. ft. detached garage/shop, all set amid mature shade trees and outdoor patio areas. The restaurant building is well maintained, featuring recent HVAC upgrades, a spacious dining area, Oregon Lottery lounge, full commercial kitchen, and flexible event or meeting space with an adjoining retail gift shop. The layout offers excellent visibility from the highway and versatility for continued restaurant operations, hospitality ventures, or other business uses.

Recognized as a local landmark, the North Powder Café represents a rare opportunity to acquire a flourishing mixed-use property with income potential, community reputation, and strong location fundamentals. Its proximity to Anthony Lakes Ski Resort, the Eagle Cap and Wallowa Mountains, the Snake River, which offer extensive hunting and recreation areas draws year-round clientele. Whether operated as a restaurant, hospitality venue, or owner-occupied investment, this property offers both business stability and long-term real estate value in the heart of Oregon's scenic Blue Mountain corridor.

The seller and his agent make these representations in good faith, from personal knowledge and experience. However, the buyer should inspect this property or cause this property to be inspected by knowledgeable persons so that the buyer may purchase without relying upon any representations made by the seller or his agent. Also, unless otherwise specified we, Jett Blackburn Real Estate, Inc. agents, represent the seller on all our listings.

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ADDRESS: North Powder Café, 975 2nd St, North Powder, OR 97867

LEGAL:

T6S, R39E, W.M., Sec 22; Tax Lot 2402; .43 ac (+/-); \$3,831.09 (2024-2025 taxes)

T6S, R39E, W.M., Sec 22; Tax Lot 2403; .33 ac (+/-); \$491.98 (2024-2025 taxes)

T6S, R39E, W.M., Sec 22; Tax Lot 2404; .02 ac (+/-); \$19.55 (2024-2025 taxes)

T6S, R39E, W.M., Sec 22; Tax Lot 2405; 1.35 ac (+/-); \$887.91 (2024-2025 taxes)

Totals: 2.13 ac (+/-); \$5,230.53 (2024-2025 taxes)

YEAR BUILT:

Café/Retail:	1974
Manufactured Home:	1984
Detached Garage:	1989

SQ. FT.:

Café/Retail:	2,088 sqft (+/-)
Manufactured Home:	1,782 sqft(+/-)
Detached Garage:	864 sqft (+/-)

**INCOME:**

The property is currently operated by the North Powder Café, LLC and provides full service food service restaurant, lounge, Oregon lottery games, rental spaces for community events, retail gift shop, and rental house

Café/Retail**HEAT/COOL:**

Two new HVAC systems (2022)

RESTAURANT:

Positioned at the front of the building with direct access for the customer parking lot, the entry opens into a welcoming reception area. The area is very welcoming and features vinyl flooring, blue pine tongue and groove wainscoting, blue pine tongue and groove ceiling with recessed lighting and fan with light combo, large windows overlooking the front parking area. The bar and front of the house service area feature granite countertops, tongue and groove blue pine front, wash sink, ice storage, shelving for glassware, cool storage cabinets, bar back and under counter storage for the liquor, register for bar and restaurant is positioned on the bar counter. There are large TV's mounted above the bar and in the restaurant.

There is a cold storage cooler (8ftX8ft +/-) located off the side of the bar area which hosts shelving and lockable door.

Men's and women's bathrooms are located just off the dining area and feature vinyl flooring, single sink vanity with wood cabinets, and waterproof wall coverings.

LOTTERY ROOM: Located off the restaurant bar, the area (features vinyl flooring, recessed lighting, blue pine tongue and groove ceiling. The area hosts 6 lottery machines.

BACK OF THE HOUSE:

Kitchen - The area features tile flooring, waterproof wall covers, a three-bay stainless-steel sink, cool storage with built-in shelving and vinyl flooring (10ftX10ft), large hood with six-burner propane cooktop, three-bay fryer, large flat fry cook top, and large product fridge. There is also a dish station, stainless steel prep counters, and baking prep area with storage bins.



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Dry Goods Storage Space (8ftX15ft +/-) - This large area is accessed both from the outside of the building and the kitchen area. The area features concrete flooring, built in storage, shelving, and lockable screen.

Service Area - Located between the kitchen and the restaurant/bar area, the space features vinyl flooring and hosts a soda machine, ice machine, hot water heater, dish station, ice cream cooler, dry storage room with built in shelving and walk-in freezer (6ftX12ft +/-) with built in shelving.

OTHER SPACES: **Meeting Space/Restaurant Overflow** - Located in the back portion of the building and can be access through its own entrance or though kitchen, the area features vinyl flooring, wood wainscoting, ceiling fans with lights, large windows overlooking the main entry and roadway, a Blaze King propane free-standing stove, and host a service counter with wash sinks, ice cream cooler, soda machine comma and wood cabinets with Formica countertops for storage and prep. An outside porch area can be accessed from the meeting area offering flexibility and area use option. Men's and women's bathrooms are located just off the meeting area and feature linoleum flooring, single sink vanity with wood cabinets, and waterproof wall coverings.

Gift Shop - This area is located off the meeting room space, and features vinyl flooring, fluorescent lighting, built-in display cabinets and shelving, and a glass display counter with register. A local book exchange area is located off the gift shop.

Back Patio - A newer concrete outside seating area with wood railing has been installed off the meeting space.

SIDING: Hardi plank on front and sides of the building, wood siding on the back of the building; paint is in good condition

ROOF: Metal with gutters and downspouts; covered soffits and fascia boards

FOUNDATION: Concrete

PARKING: Large gravel parking areas located at the front of the building

WATER/SEWER: North Powder

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POWER: Oregon Trail Electric Cooperative

SAFETY: Concrete walkways with mobility access ramps with handrails and outside lighting

Manufactured Home

HEAT/COOL: Propane stove

LIVINGROOM: Located off the main covered entry at the center of the home; linoleum flooring, fluorescent lighting, built-in TV cabinet, propane stove, window overlooking main entry. Some construction work still needs to be finished.

KITCHEN: Open to the dining and living room areas; laminated wood flooring, Formica countertops with wood cabinets (lots of storage), and small breakfast bar

APPLIANCES: Refrigerator, electric cooktop, built-in microwave

BEDROOMS: 2 bedrooms – linoleum flooring, double pane storm windows, closet spaces

OTHER ROOMS: Office/Bonus Rooms – two additional rooms without closet spaces feature linoleum flooring and windows. One room is located off the south side bedroom and a second room is located on the north end of the home

BATHROOM: 1 bathroom - linoleum flooring, single sink vanities with wood cabinet and Formica countertop, tub/shower combo, and privacy window

LAUNDRY ROOM: Linoleum flooring, washer and dryer hook-ups. The area hosts wash sink, separate storage room with built in shelving, two water heaters, and two home electrical panels

FRONT PATIO: Located on the west side of the home; covered area with wood decking

ROOF: Composite shingles with covered soffits and fascia boards

SIDING: Wood



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- WINDOWS:** Double pane storm windows
- FOUNDATION:** Posts and pier support with metal skirting
- YARD:** No real grass area associated with the house, some mature and still growing trees, 6-foot fence separate a yard area from the parking lot, which includes a walk gate
- WATER/SEWER:** North Powder
- ELECTRICAL:** Oregon Trail Electric Cooperative

Detached Garage/Shop

- OUTBUILDINGS:** Detached Garage/Shop (25ftX35ft +/- with additional cover storage area) – Wood frame building, concrete floor, metal siding, metal roof, two garage doors (8ftX8ft)

Green Space

There is a large grass area behind the restaurant and retail space which is watered with standpipes. The area hosts large legacy trees and the back patio. There is a private driveway from the main road to the shop that runs through the area.

Additional Information

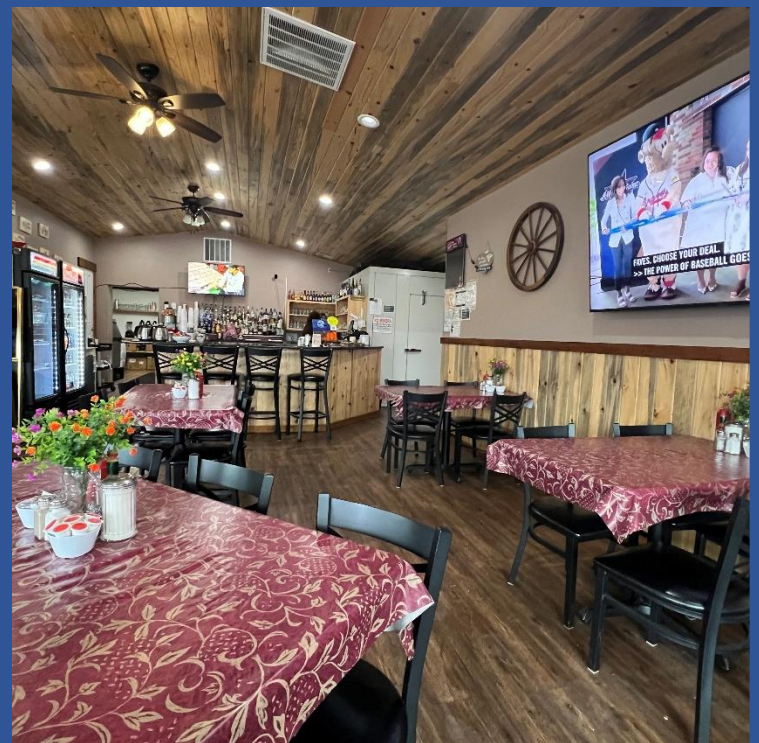
The business operation known as the **North Powder Café**, including real properties, goodwill, trade name, existing licenses and permits (to the extent transferable), and the tangible personal property will be included in the transaction unless excluded in writing.

Items included: Restaurant equipment, furniture, fixtures, décor, point-of-sale systems, and small wares presently located on the premises, unless otherwise excluded. Inventory of food and beverage items to be sold separately at cost as of the date of closing, unless agreed otherwise in writing.

Items excluded: Any leased equipment, vendor-owned items, consignment items, gift shop inventory, and Seller's personal property specifically reserved by Seller.

Financial & Operational Disclosures - Seller agrees to provide qualified prospective purchasers, subject to confidentiality agreements as necessary, copies of available financial statements, tax returns, and/or profit-and-loss reports (or as available). Copies of business licenses, health permits, and any vendor/supplier agreements.

Condition of Assets - The Property and included personal property shall be sold in their recent condition ("as-is"), unless otherwise agreed in writing. Seller shall disclose any known material defects in the equipment, structural components, or utility systems.









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