

CARLTON LODGE - Adrian, Michigan



Web-site: <http://www.cladrian.com/>

Location: 1629 West Maumee Street, Adrian, MI 49221

Facilities: 98 rooms and suites situated in a U-shaped two story building with a central courtyard, interior corridors and an attractive cedar wood and stone veneer exterior. Featuring spa rooms and family suites, the only indoor/outdoor heated pool in the area, business center, fitness center and meeting room. Large and spacious breakfast room is also used for evening receptions or private parties with a liquor license for alcohol sales and a short order kitchen. The hotel was built in 1998 and has approximately 5 acres of land.

Attractions: Michigan International Speedway, Christian Family Centre, Croswell Opera House, Hidden Lake Gardens, Blissfield Dinner Train, 15 Public golf courses in the area and 3 nearby colleges; Adrian College, Sienna Heights University, and Jackson Community College. Its' location provides easy access to US-127 and US-23 placing the hotel within an hour of Jackson, Lansing, Detroit, and Ann Arbor.

Asking Price: \$3,600,000 - CASH

Contact: Gary Smith or Meril Dean at (231) 941-1777. Do not contact the management or hotel staff. **SMITH DEAN BURGETT** is the seller's agent and will be compensated by the seller.

The information contained herein and contained in any supplemental documents has been furnished by the seller or sellers' representatives. The submitting broker is not responsible for misstatements of facts, errors, omissions, or withdrawal of the property from the market without notice. Prospective purchasers are urged to perform their own due-diligence.