

DANIEL MUELLER

Executive Director

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Cal DRE# 01829919

CENTURY 21.

Select Real Estate, Inc




**QUALITY
INN & SUITES**

AVAILABLE

FOR SALE

\$14,500,000

1050 ORANGE DRIVE

VACAVILLE, CA 95687

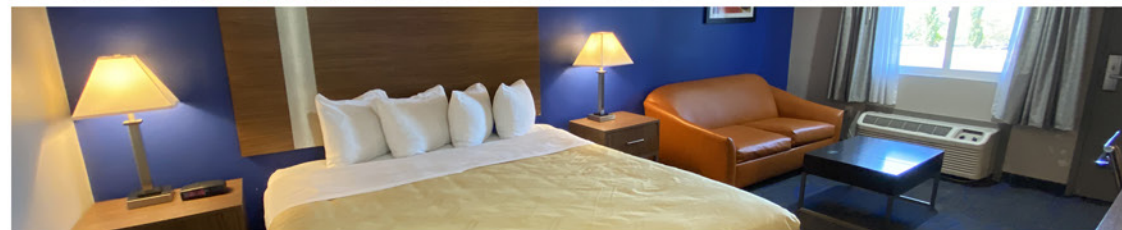
114 ROOM HOTEL SITUATED ON

3.03 ACRES 131,987 SF

EXCELLENT 114 ROOM QUALITY INN INVESTMENT OPPORTUNITY

THE PROPERTY

1050 ORANGE DRIVE VACAVILLE, CA 95687



REGION

AVAILABILITY

OPPORTUNITY

PRICING



VACAVILLE CA



SALE



HOTEL
INVESTMENT
OPPORTUNITY



\$14,500,000
PROJECTED
REVENUE:
\$2,600,000

EXCELLENT EXTENDED
STAY OPPORTUNITY



CONVENIENT ACCESS TO HIGHWAY 80 RAMP.
STRATEGICALLY LOCATED BETWEEN
SACRAMENTO AND SAN FRANCISCO.

REMODELED FACILITIES
AND ROOMS RECENTLY
REPAVED AND STRIPED



OPENED MAY 1985, QUALITY INN LEASE
UNTIL 2037 WITH POSSIBILITY
OF EXTENSION WITH NEW OWNER.



PROMINENT APPEAL, SURROUNDED
BY AMPLE AMENITIES.
LONGTERM VALUE OPPORTUNITY.

CASA GRANDE

LEISURE TOWN ROAD



VACAVILLE FITNESS



HWY 80
EXIT 57
ON RAMP EAST SACRAMENTO

ON RAMP 80 EAST

WALNUT ROAD

STORAGE

ORANGE DRIVE

SUBJECT



1050
ORANGE DR



CENTURY 21
MUELLER COMMERCIAL TEAM

1050
ORANGE DR



THE BUILDING

The Mueller Commercial Team is proud to present this rare one-of-a-kind Quality Inn Investment opportunity located in Vacaville California. This is the first time this opportunity has come to the marketplace for sale in many years. The building offers guests 114 rooms on a sprawling 3.03 Acre parcel consisting of 4 interconnected buildings.

The property was originally opened 1985 and the most recent remodel was done in 2018. With its open and inviting lobby the facility also offers guests an outdoor pool and spa, access to picnic and BBQ grills and in room microwaves and wireless infrastructure. The buildings design offers breeze ways easy access Breakfast area and to the ample parking field.







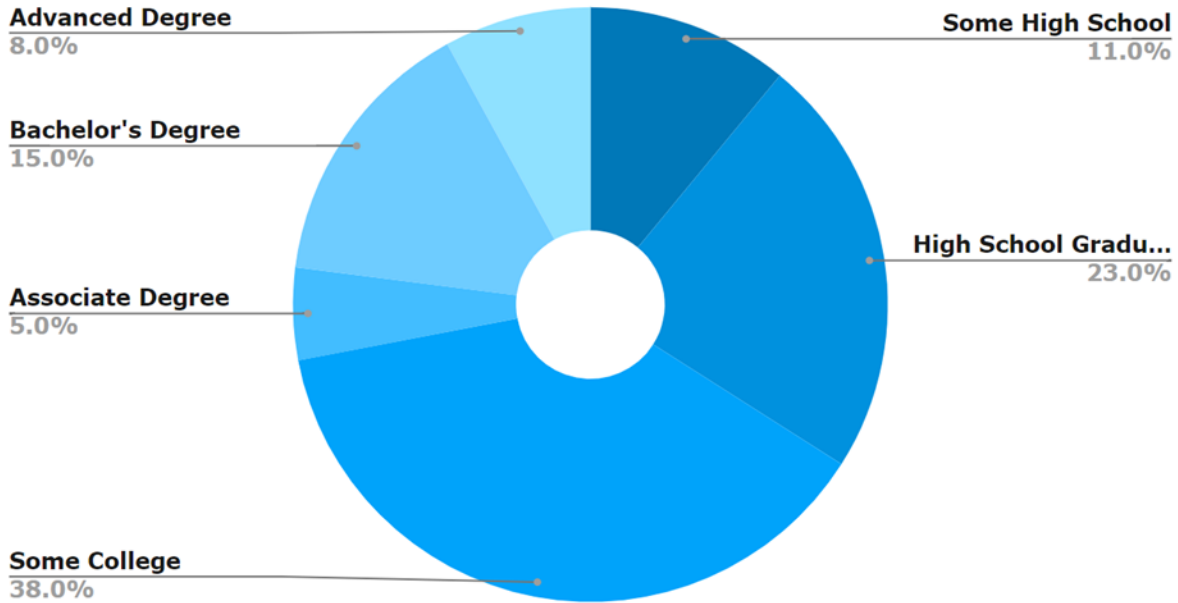
THE AREA

The Hotel is surrounded by restaurants, convenience stores and ample shopping opportunities. The Hotel is situated along proximity to Hwy 80 and benefits from the immediately accessibility to Hwy 57 off and on ramps. This hotel sits 12 miles from Travis Airforce Base and 17 miles from the University of California Davis. San Francisco, Sacramento, and Lake Tahoe are all within a few hours drive from this location. Vacaville is home the regions premium outlets and ample entertainment venues and shopping opportunities

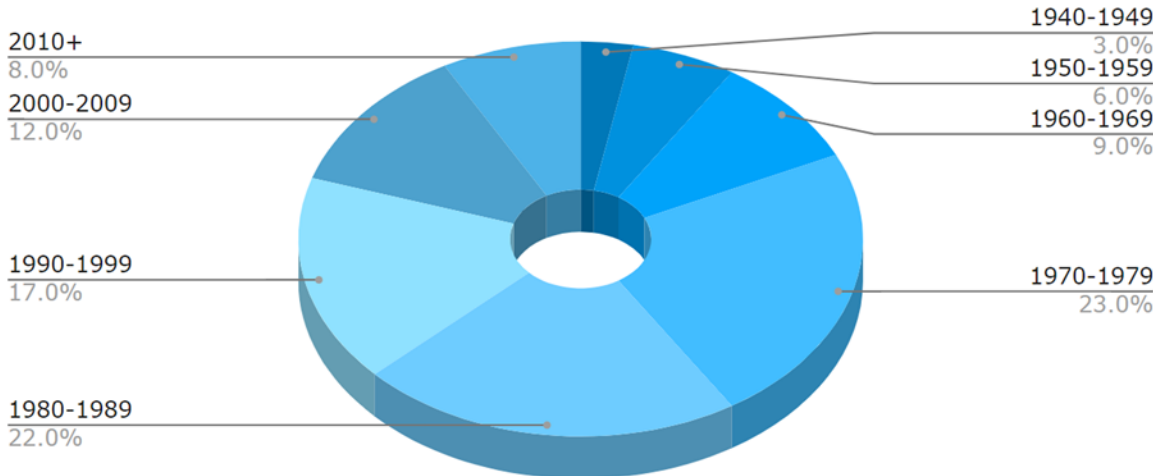


1050
ORANGE DR

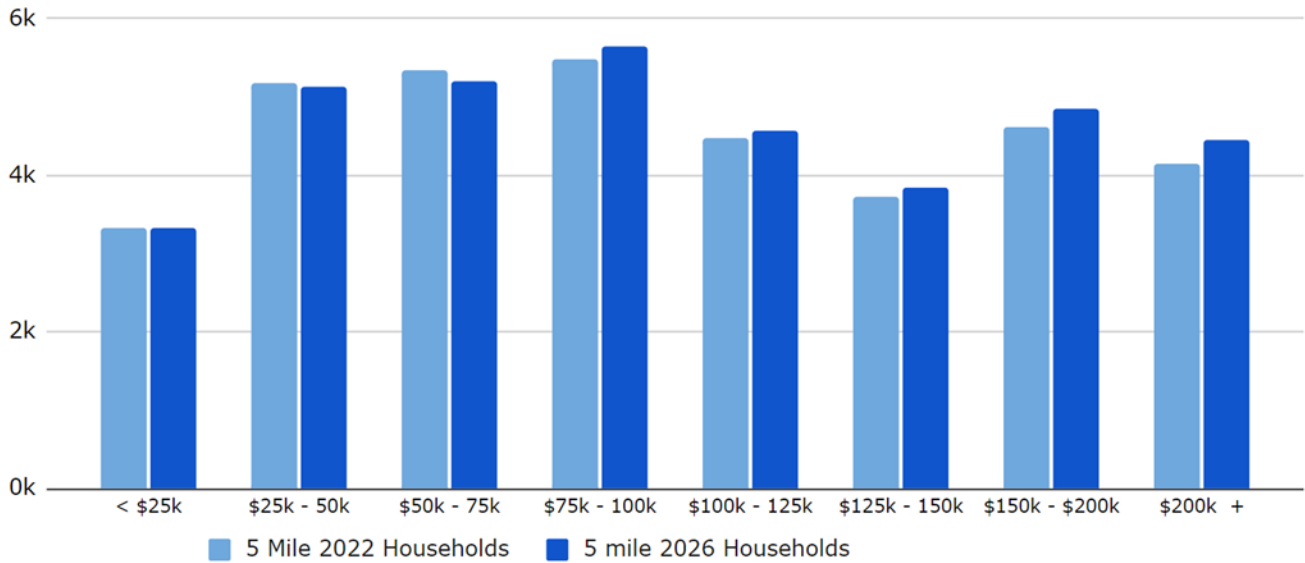
Educational Attainment



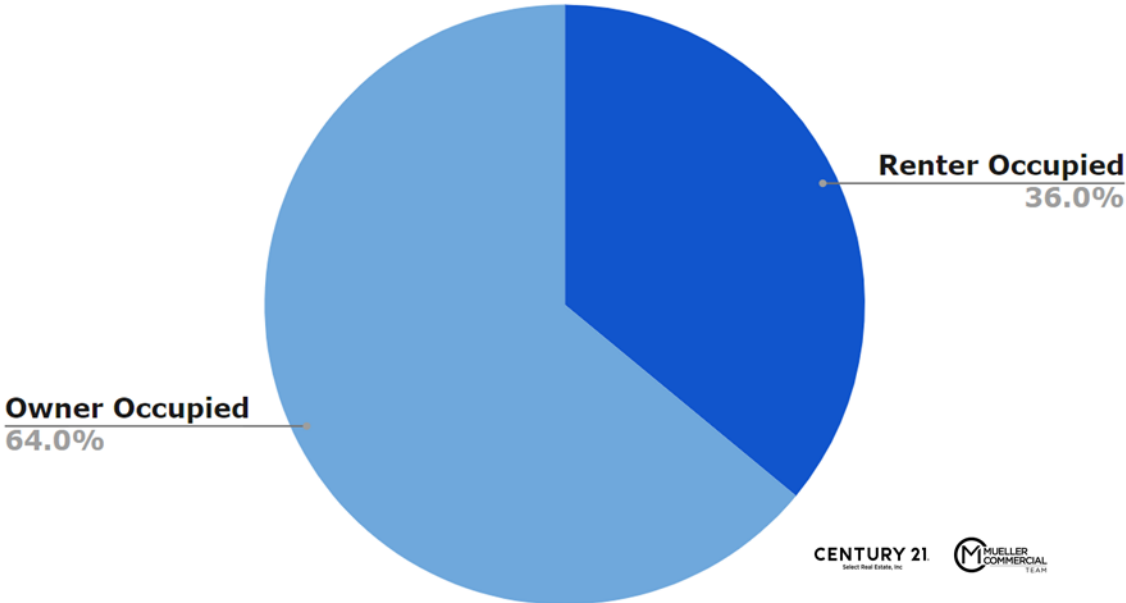
Homes Built by Year



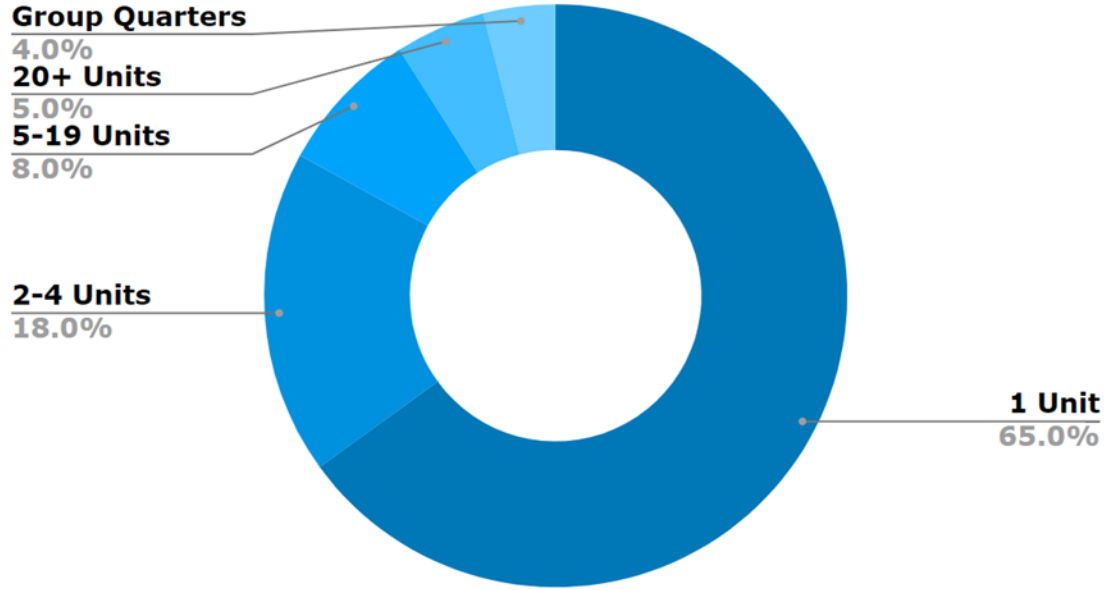
Monthly House Hold Income



Housing Occupancy

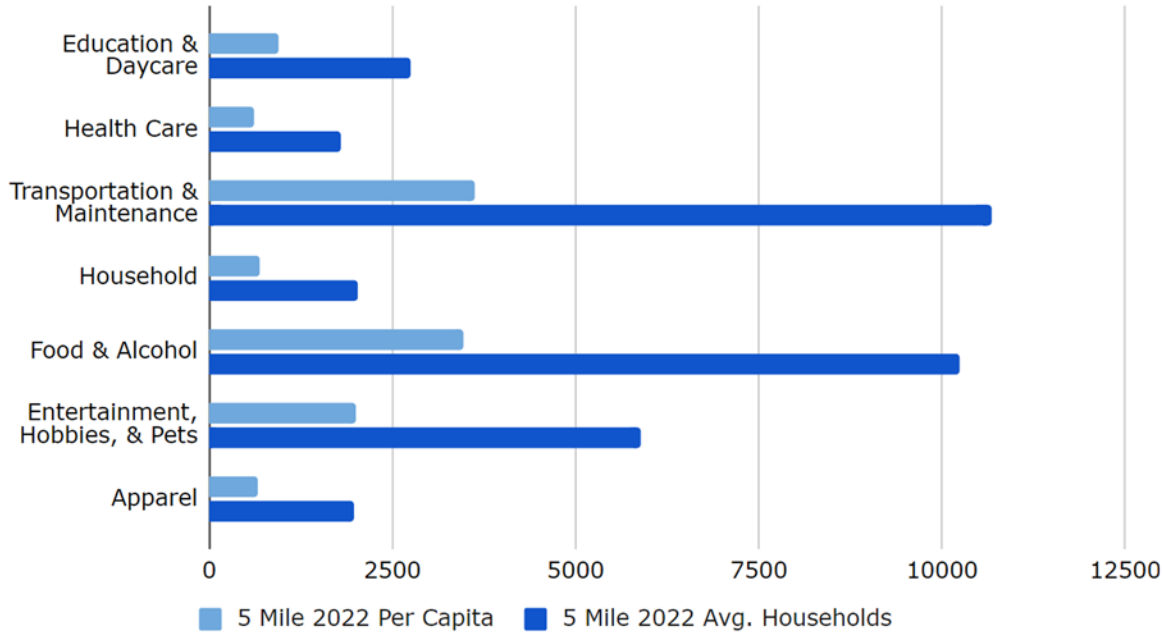


Housing Type

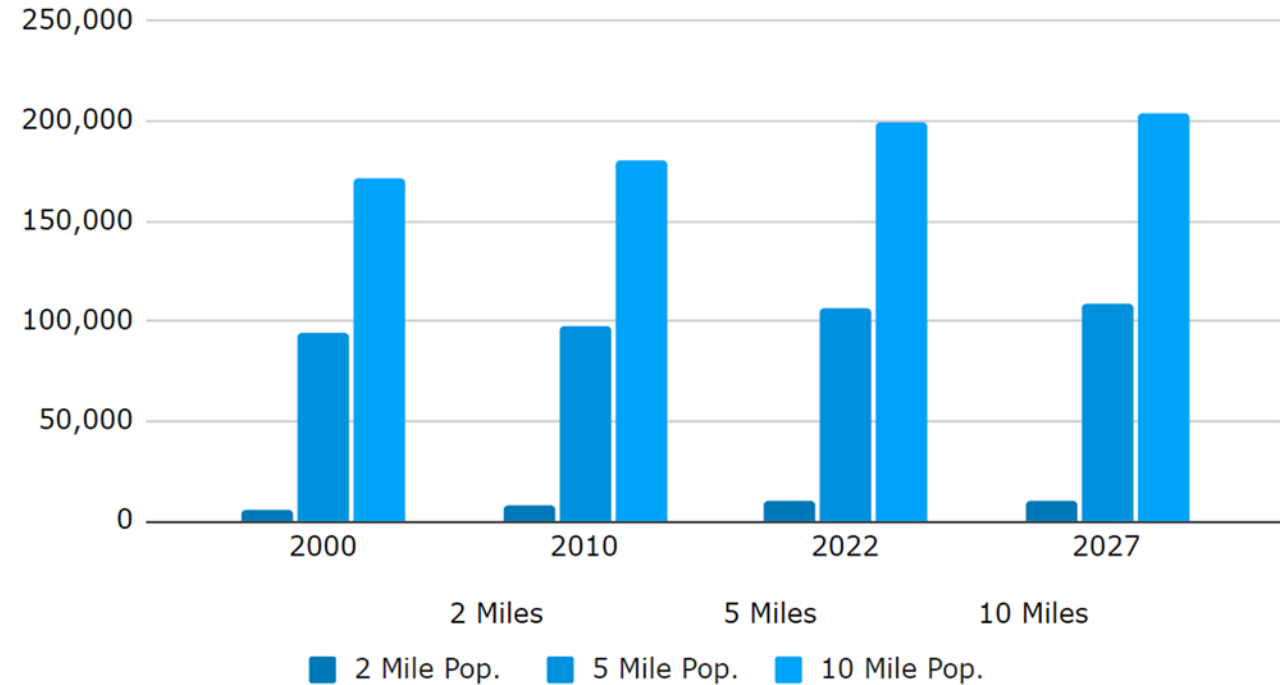


POPULATION	2 Mile Pop.	5 Mile Pop.	10 Mile Pop.
2000	5,898	93,820	171,916
2010	7,571	97,458	180,990
2022	10,177	106,904	199,836
2027	10,672	108,931	203,672

Per Capita & Avg. Household Spending



Population





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