

# REAL ESTATE AUCTION

ONLINE: APRIL 20

## The Alcalde Hotel and Grill

614 St. Paul St., Gonzales, TX 78629

**Suggested Opening Bid: \$750,000**  
**Recently Appraised for \$3,000,000!**

### Historic Structure in Downtown Gonzales!

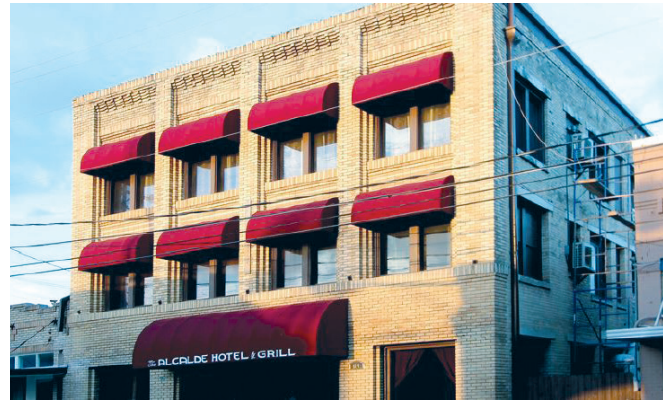
The Alcalde Hotel & Grill is a boutique hotel located in Historic Downtown Gonzales. The existing building was built in 1926 and was completely renovated in 2014. Located conveniently between Houston & San Antonio on IH-10 & US Hwy 90, this upscale boutique hotel presents a unique opportunity within the energy producing sector of Texas known as the Eagle Ford Shale.

Gonzales is rich in history as it is where the first shots of the Texas revolution were taken and where Texas first began its flight to independence. In addition to the cities history, The Alcalde accommodated popular figures such as Elvis Presley during his days as part of the Louisiana Hay Ride and Bonnie and Clyde before they escaped after law authorities arrived. Along with modern day conveniences, the Alcalde Hotel is known for providing its guest with remarkable historic hospitality.

#### Alternative Uses Include:

- Senior Living
- Nursing Home
- Residential
- Student Housing  
(Less than a mile South of Victoria College)

***Tremendous Upside Potential –  
Located Between Houston & San Antonio***



**ONSITE INSPECTIONS: MARCH 29<sup>TH</sup>, APRIL 8<sup>TH</sup>, 12<sup>TH</sup> & 19<sup>TH</sup>; 11AM TO 1PM**



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