

BAYLISS PARK HALL

530 1ST AVE

COUNCIL BLUFFS, IA 51503



HEARTLAND
PROPERTIES, INC.



A DOWNTOWN LANDMARK SINCE 1900 13,690 SF - OVERLOOKING BAYLISS PARK

PROPERTY HIGHLIGHTS

- 13,690 SF
- Two Stories + Full Basement
- Grand Second-Floor Ballroom
- Original Oak Grand Staircase
- 12-Foot Carved Fireplace
- Original Architectural Details
- On-Site Rear Parking
- Currently Operating as an Event Venue

LOCATION HIGHLIGHTS

- Directly Across from Bayliss Park
- Heart of Downtown Council Bluffs
- Near the Historic 100 Block
- Downtown Dining & Entertainment
- Minutes from Downtown Omaha
- C-4 Downtown Zoning

CONTINUE THE LEGACY OR CREATE SOMETHING NEW

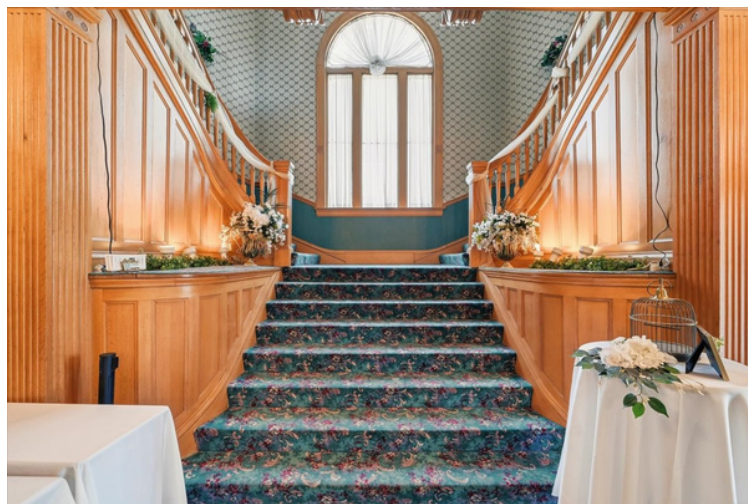
OFFERED AT \$1,050,000

A PROPERTY RICH IN DESIGN

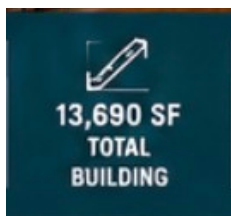
Historic Elks Lodge No. 531

Bayliss Park Hall is located in the heart of the city on the north side of Bayliss Park. The cornerstone of the former Elks' Lodge was laid in 1900. Built in the colonial-revival style of architecture, it features wide porches supported by large columns that extend along the front of the building. The upper balcony extends over the entrance to Bayliss Park Hall with artistic effect. It is furnished in classic Victorian style with rich burgundy and green hues.

The main floor reception room features a magnificent twelve foot mahogany fireplace with elaborate, ornate carvings. The grand oak staircase branches to the right and left and draws you up to a second floor that features a walk-out balcony, reception area, and elegant ballroom. Each room in the Hall showcases a different wood, as was common in late Victorian-era construction, and features antique furniture from that period.



Original details you simply can't recreate



ONE PROPERTY. *A LOT OF POSSIBILITY.*



EVENT VENUE

Continue operating the property as an established event and gathering space for weddings, receptions, corporate functions, celebrations and community events.



OFFICE / PROFESSIONAL

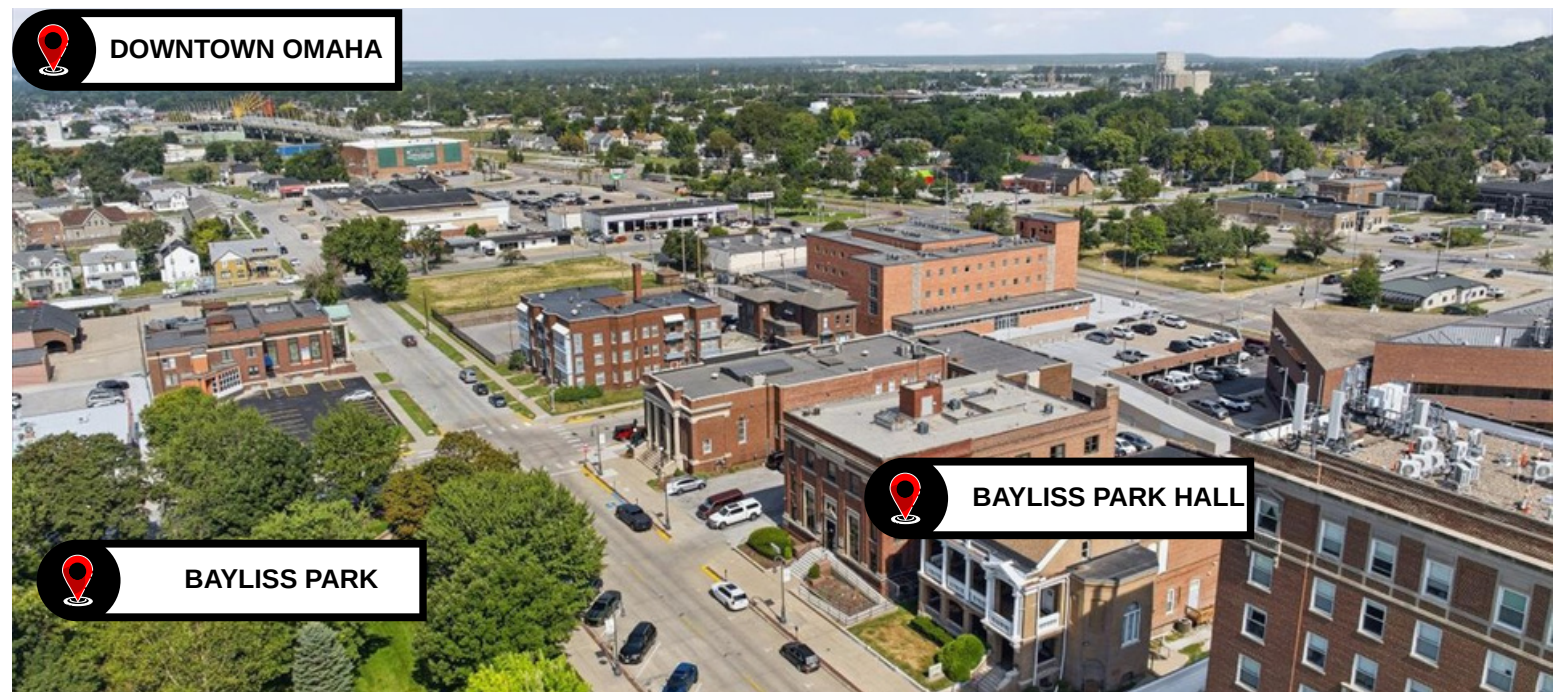
A distinctive downtown setting for a corporate headquarters, professional office or organization seeking a property with identity and presence.



ADAPTIVE REUSE / MIXED-USE

Explore mixed-use or other adaptive-reuse opportunities that take advantage of the building's size, architecture and C-4 downtown location.*





Information contained herein is taken from sources deemed reliable. Every effort has been made to assure accuracy. However, the information is NOT guaranteed. Any item that you believe to be important regarding your decision to purchase or lease the subject property should be independently verified.



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