28 George St, Bolgart









Freehold Cafe & Residence

3 1 3 990 m2

Formerly the Bank of New South Wales and now one of Bolgart's most recognisable landmarks, this beautifully preserved Art Deco building presents an exceptional opportunity to revive a well-established hospitality destination while enjoying the convenience of an attached residence.

For over 20 years, this property was home to the highly regarded Tree's Café—a popular five-star destination that attracted loyal locals and visitors from across the region. Renowned for its welcoming atmosphere and quality dining, the café built an outstanding reputation before closing only as a result of the COVID-19 pandemic and the owners' health circumstances, rather than any lack of demand. The goodwill and recognition associated with the café continue to make this an exciting opportunity for someone looking to establish themselves in the region.

Rich in character and history, the former banking chamber has been thoughtfully adapted into a functional café space while retaining many of its original features (covering approx 100m2). The original bank safe has been ingeniously converted into a commercial kitchen, complete with the impressive original 200mm-thick safe door and approximately 600mm solid walls. The former bank manager's office provides an intimate private dining room, while the original reception area has been transformed into a spacious dining area with service counter, verandah

Price	Offers from $600,000
Property Type	Residential
Property ID	1836
Land Area	990 m2
Floor Area	500 m2

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access and customer amenities. Whether you choose to reopen the café, create a boutique restaurant, wine bar, bakery, gallery café or another hospitality venture (subject to any required approvals), the possibilities are extensive.

Adding further appeal, the recently refurbished Bolgart Pub is bringing renewed energy to the town, attracting an increasing number of visitors, tourists and travellers. This growth creates an ideal environment for a thriving hospitality business while also presenting opportunities for short-stay accommodation, with the upstairs residence offering multiple bedrooms that could cater to guests or provide owner-operator accommodation.

The residence (approx. 400m2) enjoys its own private entrance from the side street, allowing for a clear separation between business and home life. Inside, the home beautifully blends original Art Deco character with modern comfort, featuring polished timber floorboards, soaring 10-foot ceilings, sash windows and a stunning Art Deco-inspired bathroom. Vibrant pops of colour throughout create warm, welcoming interiors full of personality.

The spacious home includes a generous lounge with fireplace, a well-appointed kitchen with abundant bench space, storage and a large oven, three comfortable bedrooms plus a fourth room ideal as a study or guest bedroom, a formal dining room, laundry with separate toilet, and several semi-enclosed verandah spaces fitted with café blinds.

Positioned on a generous 990m² corner allotment, the property also offers established gardens bursting with roses in season, evaporative air conditioning, a double carport, garage/workshop and ample storage.

This is far more than a unique character home—it is an opportunity to own an iconic piece of Bolgart's history with an established reputation and enormous commercial potential. Whether your vision is to revive the beloved Tree's Café, launch a new hospitality venture, provide boutique accommodation, or simply enjoy the lifestyle of living above your own business, this remarkable property offers an exciting future.

Bolgart is situated approximately 125km from Perth and 38km from Toodyay within the Victoria Plains Shire.

The owners are also willing to sell the existing café equipment and selected household items by separate negotiation, allowing a new owner to hit the ground running.

Call us today to book your viewing!

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