



Jimmy Ho Photography

Sweetwater Branch & Inn

LODGING & EVENTS

CIRCA 1885

The Historic Sweetwater Branch Inn

Sweetwater Branch Inn has strived to provide an exceptional destination for guests for the past 26 years. Our beautifully appointed rooms and cottages, local hospitality, modern amenities and chef-driven breakfasts indulge each guest with a distinctly Gainesville experience. Every evening we also invite our guests to a single-estate wine and cheese hour.

Our authentic, historic and beautifully restored Florida homes and cottages help bring your family and friends together to create your special story. We are honored to be a part of your precious memories.

Discover Sweetwater's near 2 acres of stunning gardens located only 2 blocks from Gainesville's Historic downtown.

From flower gardens and butterflies, twinkling lights, romantic gazebo and colonnade, to a lily pond and over 7 unique water fountains, Sweetwater Branch Inn welcomes you and your loved ones to experience all we strive to provide. We invite you to lose yourself in our hidden paradise.

Sweetwater Branch Inn is proud to offer catered wedding receptions, corporate events, celebration of life events, birthdays, sweet sixteen events and retreats. Our chefs here at Sweetwater Branch Inn pride themselves on providing the freshest food and original recipes. From our kitchen to your table, we handle all the details so you can sit back and enjoy your event. Our goal is to create an exceptional experience by showcasing what we do best!

*We invite you to create lasting memories and celebrate
at Sweetwater Branch Inn!*

625 East University Avenue
Gainesville, Florida 32601
www.sweetwaterinn.com

352.373.6760
1.833.595.7760
events@sweetwaterinn.com



Photography by Chelsea Renay

Our Past

The historic McKenzie House, built in 1895, is listed on the National Registry of Historic Places. This magnificent, three-story, 1895 Victorian home is one of Gainesville's most celebrated historic homes. This is the location of beautifully appointed Sweetwater Branch Inn guest rooms and a private downstairs banquet area for small intimate gatherings.

Next door is our main Inn building, the Cushman - Colson House. Circa 1885, it was one of the original Gainesville homes that lined old Alachua Avenue which is now University Avenue. The Cushman - Colson House hosts more beautiful and unique Sweetwater Branch Inn guest rooms.

In 1976 Giovanna and Juan Holbrook (my parents) purchased the Historic McKenzie House and began it's much needed restoration. After nearly two years of restoration and improvements, the house was completed and brought to its former glory. In 1992 Cornelia Holbrook (me) bought the Cushman-Colson House (next door) and restored it. In 1993, Sweetwater Branch Inn open its doors.

The Sweetwater Branch Inn offers 25 guest rooms, suites and cottages, 2 acres of gardens, the McKenzie Banquet Hall and the Historic McKenzie House for receptions.

Come enjoy a labor of my love.

Sincerely,

Cornelia Holbrook





Property Map

McKenzie Hall



The McKenzie Hall's spacious central room, with its many glass doors, opens to a large covered patio surrounded by lush gardens. The room is elegantly designed with high exposed truss ceiling and stylish light fixtures. The Hall and patio are perfect for receptions of over 200 guests for a heavy hors d'oeuvres style dinner

or 150 guests for a sit-down dinner. This 3,300 square foot central area is supported by complete on-site catering facilities. Day or night, the ivy laced bridge and arbor, seven fountains, lush grounds, sparkling lights and reflecting pond provide ambiance galore.





Chic Shot Photography



Verve Studio



Jimmy Ho Photography



Molliner Photography



Jimmy Ho Photography



Chelsea Renay Photography





Jimmy Ho Photography



Jimmy Ho Photography



Jimmy Ho Photography





Pure by Lindsey Tro

McKenzie House

The McKenzie House is perfect for smaller, intimate receptions. Weddings are held in our Courtyard area with the beautiful fountain as the backdrop. Reception are held in the private space on the first floor of the house. The dining room and banquet areas open onto a large wrap-around porch that is perfect for cocktails and hors d'oeuvres before dinner. The McKenzie House can accommodate up to 40 guests for a seated dinner or up to 65 guest with a heavy hors d'oeuvres buffet style menu. Special rental of both the Historic McKenzie House and McKenzie Hall are available for larger parties.



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Deremer Studios





Jimmy Ho Photography



Water Bear Photography



Footstone Photography



Water Bear Photography



Pure: Photography by Lindsey Tropf



Jimmy Ho Photography



J Photography by Jessi Caparella



Jimmy Ho Photography



Amenities

- Receptions up to 250 Guests
- Free parking for over 250 people
- Event Director on site
- Banquet Manager on site
- Full catering - gourmet chef on site
- Tables, chairs, tableware & linens provided
- Gazebo, colonnade & courtyard ceremonies
- Hall & dance floor
- Free Wireless high-speed internet
- Fully air-conditioned & heated
- Handicap accessible
- Honeymoon suites
- Overnight accommodations

Event Management Services

The Sweetwater Branch Inn Events Team is dedicated to making your wedding dreams a reality. We truly care about each and every client's individual needs and take pride in accommodating your requests.

Our on-site Events Team works with you from the beginning of your first tour of the grounds, all the way through the special day. It is our specialty to listen to your wedding dreams and customize floor plans, linens and menus to suit. We will plan to meet with you a few weeks before the wedding to finalize all your details and create a timeline. An Event Director and Banquet Manager are both present 2-3 hours prior to guest arrival to oversee your reception set-up details, with the Banquet Manager staying through to the end of the event. The day of the wedding, you will be able to relax knowing we are in full knowledge of your wishes.

We can help you create any event, from Bridal Showers and Engagement Parties to Rehearsal Dinners and Farewell Brunches. Thinking about Going Green? Ask about our options for making your wedding or event environmentally friendly.

Please Note: We ask that you make arrangements to have your Wedding Officiant or coordinator present for your rehearsal and for coordination of your ceremony details. Our focus during the ceremony is to ensure your food and other reception details are perfect!



Verve Studio

Sweetwater Branch Inn's coordination duties include, but are not limited to, the following:

- Coordination of onsite staff and bartenders
- Customized floor plan layouts
- Recommendations of vendors
- Menu development and customization
- Timeline development for events
- Seating guidelines and tips
- Set up of tables and any other Sweetwater rental items
- Styling of food buffets with linens, white platters, etc.
- Suggestions for meeting budget restraints



Lime Light Photography



JS Photography



Jimmy Ho Photography



Jimmy Ho Photography



Molliner Photography



Jimmy Ho Photography



Chelsea Renay Photography

Wedding Preparations & Accommodations



“Give your guests more than just an overnight stay;
Give them a weekend to remember!”

- 25 rooms, suites and cottages
- Complimentary wine and cheese hour every day
- Chef-driven breakfast served every day
- Free WiFi throughout the property
- Private bath in each accommodation
- Free Bike Rentals for a Downtown or Park Adventure
- Select Cottages feature full kitchens, living rooms, Jacuzzis and more
- Rooms are located just steps away from the ceremony and reception areas; no transportation needed
- Families and friends have the chance to spend extra time together
- Discounts are available for guests attending the event

Please inquire about our rooms at
sweetwaterinn.com
 352-373-6760



Sweetwater Favorites

Double Cream Brie
with Caramel Pecan Topping
Wrapped and Baked in a Puff Pastry
Served with Fresh French Bread

Mini Beef Wellingtons
Bite-Sized Cuts of Filet Mignon with
Gorgonzola Cheese and Mushrooms
Wrapped in a Flaky Puff Pastry and Baked

BLT Skewers
Crispy Bacon, Fresh Lettuce and Ripe Tomato
With a Dollop of Curry Mayonnaise

BBQ Chicken Flatbread Pizza
With Cheddar Cheese and Caramelized Onions

Mac & Cheese Bites

Char-Grilled Chuck Roast Tenders
With Orange Ginger Glaze

Mini Phyllo Cups
With Ropa Vieja, Black Beans, Tomatoes,
Fresh Cilantro and Avocado Creme Fraiche

Spanakopitas
Spinach and Cheese Wrapped in Phyllo Dough

Smoked Salmon on Pumpernickel Squares
With Herbed Cream Cheese, Capers and Sprigs of Dill

Caprese Skewers
Homemade Mozzarella Cheese,
Grape Tomatoes and Fresh Basil

The Cushman Salad
Spring Mix with Mandarin Oranges, Craisins, and
Sunflower Seeds, Tossed in a Raspberry-Orange Vinaigrette

The McKenzie Salad
Spring Mix with Roasted Red Peppers,
Feta Cheese and Walnuts Tossed in
Homemade Light Vinaigrette

Wild Mushroom Ravioli
With a Sherry Cream Sauce, Topped
with Toasted Pine Nuts

Sweetwater's Italian Chicken with Creamy Pesto,
Artichoke Hearts and Kalamata Olives

Honey Pecan Encrusted Chicken
Honey Mustard Marinated and Rolled in Sweet Flakes
Topped with Roasted Pecans and Orange Blossom Honey

Sweetwater's Italian Flank Steak
Marinated, Char-Grilled Flank Steak
Rolled with Roasted Red Peppers, Pesto and Prosciutto

Parchment Paper Baked Salmon
Baked with White Wine,
Fresh Lemon Slices and Capers

Pasta Bar
Your Choice of Pasta, Sauce, Protein,
Vegetable and Fresh Herb

Roasted Red and Sweet Potatoes
Finely Encrusted with Herbs and Spice

Austen's Stuffed Tomatoes
Stuffed Tomatoes with Sautéed Spinach,
Cream Cheese and Bread Crumbs,
Topped with Sharp Cheddar Cheese

Vegan Eggplant Lasagna Rollatini
With Tofu/Cashew Cheese Ricotta
and Vegan Pesto



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Verve Studio



Pure: Photography by Lindsey Tropf



Russell-Martin Photography



Jimmy Ho Photography



Jimmy Ho Photography



Pure: by Lindsey Tropf



Footstone Photography



Pure: Photography by Lindsey Tropf

Frequently Asked Questions

At Sweetwater, we strive to create a one-of-a-kind experience for each of our clients. Here are a few frequently asked questions that will be useful during your venue selection phase.

Where do my guests park?

Sweetwater has full access to the Alachua County Public Schools District Office across University Avenue which has over 150 parking spots. There is also a private parking lot behind the gardens with additional parking.

I picked my date, how do I book? What is the deposit?

Please call or email us and we can set up a meeting time to talk about your details. Most contracts can also be done through mail! The deposit amount varies depending on the day of week and other details.

Can my guests book rooms at Sweetwater Inn?

Absolutely! One of the many benefits of a Sweetwater wedding and reception are the guest rooms, suites and cottages available on-site. Upon booking your event, you will receive a promo code which gives your guests a discount on our rooms. For more information on booking rooms please contact info@sweetwaterinn.com.

Can I bring in my own decorations?

Yes, each wedding reception we host is unique to your preferences. Our beautiful McKenzie Banquet Hall is surrounded by beautiful gardens, little white lights and boasts a beautiful high ceiling with trusses creating a neutral but intricate backdrop for your unique style.

Can I bring in my own vendors?

Sweetwater provides all venue and catering services, but you are able to bring in your own wedding coordinator, photographer, videographer, florist, event designer, cake baker, DJ or band, officiant and alcohol.

Can we bring our own catering and alcohol?

Sweetwater is famous for great food! For this reason, we provide all catering services and require these services for receptions. You can be confident your food will be delicious and these details will be taken care of for

you on your big day! We do allow outside alcoholic beverages to be brought in and Sweetwater will provide the bar service.

Will there be a Sweetwater coordinator on-site the day of the wedding?

An event director will be on-site the day of the wedding to facilitate your reception details and ensure our venue and catering services are exactly the way you imagined. Sweetwater does not coordinate ceremonies and suggests hiring a wedding coordinator for this. Your event director is focused on your reception food and bar details during the ceremony.

I'm on a budget, can I still have a wedding at Sweetwater?

Absolutely! We are able to accommodate most budgets. We have many options available, including open buffet stations, discounted Friday & Sunday weddings and a smaller venue for weddings of up to 65 guests.

Does Sweetwater provide tables, chairs and linens?

Sweetwater provides all of your tables, basic linens and white garden chairs for the ceremony and reception. Sweetwater owns many different table sizes including: 48" round, 60" round, 4' banquet, 6' banquet, 8' banquet, bar height and serpentine shapes. Your event director will help you create the perfect floor plan.

What happens in case of inclement weather?

Our beautiful McKenzie Hall becomes the ceremony location with the McKenzie Gardens as the back drop. Your guests then enjoy drinks and hors d'oeuvres on our covered patio while the room is reset.

Please contact our events department at 352-373-6760 or events@sweetwaterinn.com for more information or to schedule a tour of our property!



Preferred Vendors

Cakes



Sugar Refined
(352) 472-9895
cakes@sugar-refined.com
sugar-refined.com



Bearkery Bakery
(352) 336-8955
moreinfo@bearbakeshop.com
bearbakeshop.com

Florists



Prange's Florist
(352) 335-0100
vjprange@gmail.com
prangesflorist.com



The Plant Shoppe Florist
(352) 371-6249
theplantshoppe@aol.com
theplantshoppe.com

KEITH WATSON
EVENTS • DESIGN • FLORALS • WEDDINGS

Keith Watson Events
(352) 264-8814
info@keithwatsonevents.com
keithwatsonevents.com

Hair & Makeup



Stephanie Humphrey
Makeup Artistry
(352) 328-0077
createyourlovestoy@usa.com



Kara Winslow
Makeup Artist
(321) 356-3116
info@karawinslow.com
karawinslow.com



Gainesville Wedding Hair
(352) 222-2254
gainesvilleweddinghair@gmail.com
gainesvilleweddinghair.com

Caterers



Sweetwater Catering Co.
(352) 373-6760
events@sweetwaterinn.com
sweetwaterinn.com

Preferred

Disc Jockey



Bearded Brothers Events
(352) 745-0724
contact@ncfeg.com
www.bbefl.com



Genius Entertainment
(352) 448-9310
rodney@geniusdjs.com
geniusdjs.com



Innovative Entertainment
(352) 672-4715
InnovativeDJ@me.com
innovative-dj.com



Wayne's World Entertainment
(352) 262-3820
djwaynep@yahoo.com
waynesworldentertainment.com



TDC Entertainment
(352) 331-0685
info@tdcentertainment.com
tdcentertainment.com

Live Music



The Gainesville String Quartet
(352) 448-1571
Gainesville, Florida
thegainesvillestringquartet@gmail.com
thegainesvillestringquartet.com



Barbara Kerkhoff (Harpist)
(352) 336-7294
info@barbtheharpist.com
barbtheharpist.com



Raymond Lohengrin
(352) 577-9272
guitarra@ufl.edu
raymond-lohengrin.bandcamp.com



Gosia and Ali (Jazz, Latin & Top 40)
(352) 262-7161
ali@gosiaandali.com

Vendors

Photographers



Footstone Photography
(352) 562-3066
photo@footstone.com
footstonephotography.com



Molliner Photography
(561) 371-5317
info@mollinerphotography.com
mollinerphotography.com



Water Bear Photography
(352) 641-0644
kimber@waterbearphotography.com
waterbearphotography.com



CWP Photography
(305) 609-6147
christine@cwpphotos.com
cwpphotos.com



Jimmy Ho Photography
(352) 871-7217
info@jimmyhophotography.com
jimmyhophotography.com

Spa



Little Antique Day Spa
(352) 322-7212
littleantiquedayspa.com



Caultas Massage Therapy
(On Site at Sweetwater Inn)
(352) 642-3016
coulta'smassage@gmail.com
coulta'smassage.com

Videographers



Short Media Group
(352) 514-2639
info@shortmediagroup.com
shortmediagroup.com

Transportation



A Classic Movement
(352) 376-7476
(352) 318-4011
Jlj445@aol.com

Preferred Vendors

Wedding Coordinators



Masterpiece Weddings
Rachel Griffin
(352) 317-3222
rachel@masterpieceweddings.net
masterpieceweddings.com



Always Eventful
Kristin Zupancic
(407) 463-3554
info@alwayseventfulplanning.com
alwayseventfulplanning.com



Julie Herman Events
(352) 359-4828
juliehermanevents@gmail.com
juliehermanevents.com



Angela Renick
(352) 317-0082
angela@avieevents.com
avieevents.com

KEITH WATSON
EVENTS • DESIGN • FLORALS • WEDDINGS

Keith Watson Events
(352) 264-8814
info@keithwatsonevents.com
keithwatsonevents.com

Photobooths



Sharp Lenz
(352) 612-1882
info@sharplenzphoto.com
sharplenzphoto.com



Capturing Memories
(407) 463-3554
info@capturingmemoriesphotobooth.com
capturingmemoriesphotobooth.com

Officiants



Jack Edmonds
Ordained Minister
& Notary Public
(352) 817-0048
JackEdmondsWeddingOfficiant.com



Sunshine Wedding Officiants
(305) 753-5932
weddingsbymadison@yahoo.com
www.gainesvilleweddingofficiant.com



Vegan, Vegetarian, and Gluten Free Options Available

Catering Available Within a 40 Minute Radius of Sweetwater Branch Inn

Basic Drop-Offs to Full Service Catering Options

Table, Chair, Glassware, China, and Linen Rentals Available

Approved Off-Site Caterer for

- Florida Museum of Natural History • Emerson Hall • Thomas Center • Rembert Farms •
- Harn Museum • Santa Fe River Ranch • Women's Club • Hippodrome State Theatre •
- Kanapaha Botanical Gardens • Touchdown Terrace • Austin Cary Forest • and many more •



Catering at Thomas Center Gardens



Sweetwater Branch
Inn

LODGING & EVENTS

CIRCA 1885

Distinctly Gainesville

625 East University Avenue
Gainesville, Florida 32601
352-373-6760 • 1-833-595-7760
events@sweetwaterinn.com
sweetwaterinn.com