



**Farmers  
National  
Company**

**1102 Broadway  
Emmetsburg IA, 50536  
(712)852-2002**

**FOR SALE  
806 Broadway  
Emmetsburg, Iowa 50536  
\$49,900**



<b>Building Size 26' x 60'</b>	<b>Square Footage 1,440 sq ft</b>	<b>Air Conditioning Central</b>	<b>Description</b>  This commercial facility is located in downtown Emmetsburg and would make a nice office complex or could be remodeled for housing.
<b>Year Built 1935</b>	<b>Lot Size 24' x 124'</b>	<b>Heat Nat Gas</b>	
<b>Taxes \$1,552</b>	<b>Average Gas \$125.00</b>	<b>Average Electric \$56.00</b>	

**Farmers National Company  
Mike Wentzel, Broker  
Jack Nolan, Sales Associate  
1102 Broadway  
Kermore Building  
Emmetsburg, Iowa 50536**

*All information is believed to be accurate, but is not guaranteed by the listed agent or broker.*