



**Farmers
National
Company**

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

FOR SALE
913 Broadway
Emmetsburg, IA 50536
\$79,500.00



Building Size 24' x 80'	Square Feet 1920	Lot Size 24' x 129'	Description This downtown commercial property can be bought as a going concern or separate the equipment and use the building for your own use. Seller have put the following improvements in the building since 2016: new furnace 2016, new air conditioning 2017, new storefront with windows in 2019, and new back windows and door 2018. Here is a great opportunity to own your own business and building.
Bathroom 1	Air Conditioning Central	Year Built 1900	
Heat Natural Gas/FA	Taxes \$748.00	Basement Full/Unfinished	
Average Electricity \$311.00	Parking Owner & Employees In the Back	Average Gas \$150.44	

www.emmetsburgforsale.com
Mike Wentzel, Broker Cell: 712-298-1239
1102 Broadway Kermore Building
Emmetsburg, IA 50536

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