

FOR SALE



1010 MARTIN ST, IOWA CITY

\$515,000

This 3-story building sits right on Emma Harvat Square, in the heart of the vibrant Peninsula Neighborhood, a 72-acre community with 403 homes, 8 businesses, & over 1,100 residents. For sale is the commercial restaurant space AND residential condo for \$515,000. Designed as a neighborhood pub, this property is ready to become the gathering place of the community. Soaring 2 story ceilings, bar and dining space, huge wrap around exterior patio, interior mezzanine all supported by a fully equipped commercial kitchen. It is currently being operated as an Asian noodle restaurant but could easily be converted to your vision. The 2nd floor has additional prep/storage space & office. The 3rd floor is a stylish 2-bedroom 2 bath condo with park views. The unit is currently getting a refresh with new flooring & paint. A new owner will have flexibility to rent the unit or make it their own.

Information deemed reliable, but not guaranteed.

Price:

\$515,000

Total Square Feet:

3046 SQFT

Zoning:

OPD5

Traffic Count:

Visible by 301 cars per day on Foster Rd

Directions:

Dubuque to Foster Road to Peninsula Neighborhood. Located on central park, Emma Harvat Square.

Jeff Edberg, CCIM, SIOR

Jeff Edberg Team

📞 319-331-6187

✉️ Jeff@icrealestate.com

🌐 www.icrealestate.com

Carmen Krueger, Realtor®

Jeff Edberg Team

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✉️ carmen@icrealestate.com

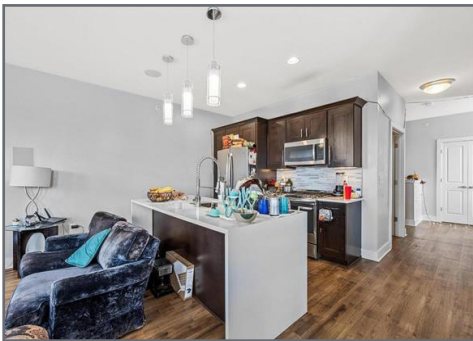
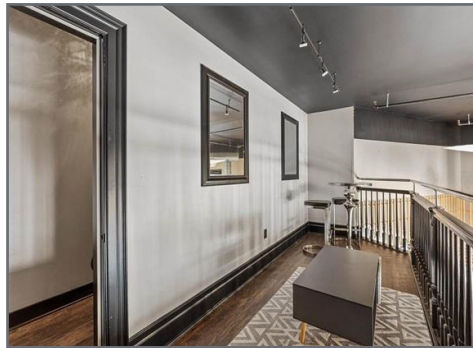
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Iowa City, IA 52246

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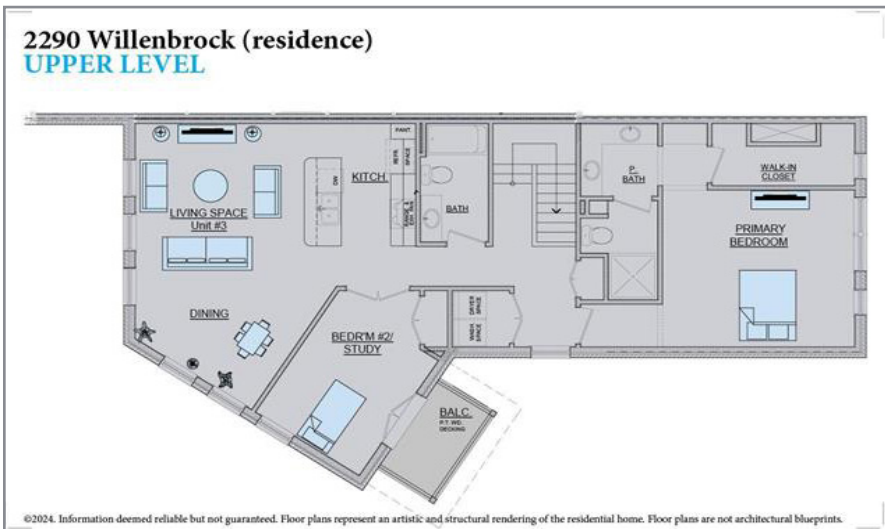
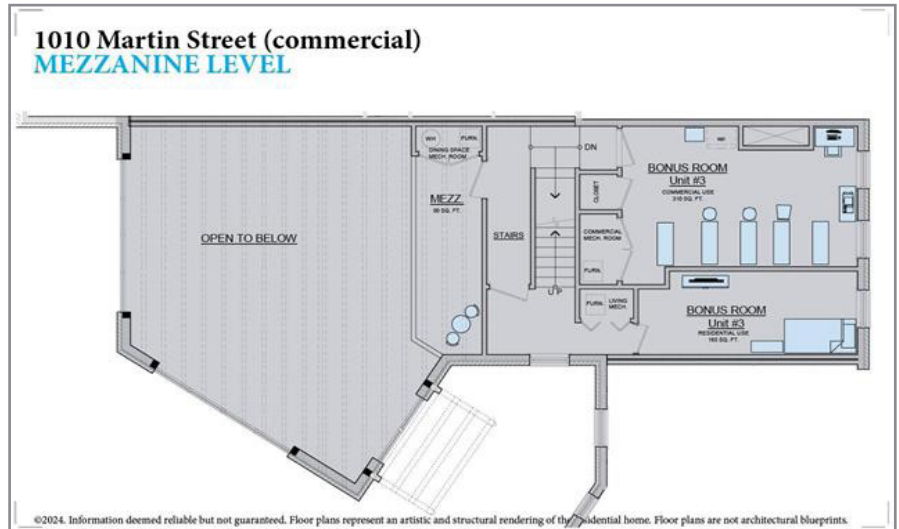
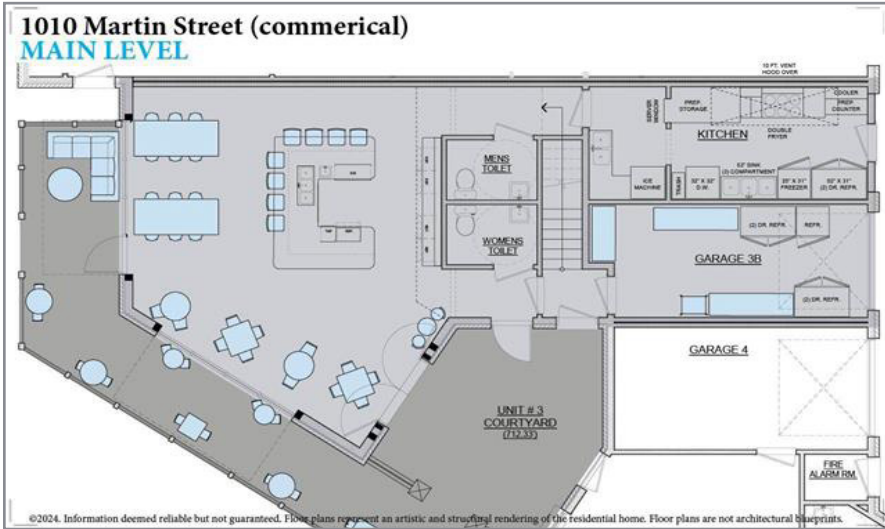
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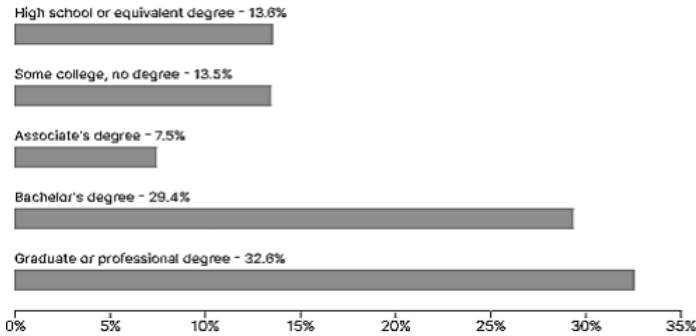


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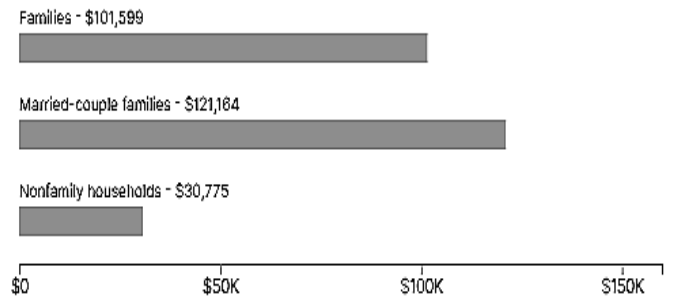
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|---|---|
| <p>Populations and People Total Population 74,828 <i>P1 2020 Decennial Census</i></p> | <p>Income and Poverty Median Household Income \$50,135 <i>S1901 2023 American Community Survey 1-Year Estimates</i></p> |
| <p>Education Bachelor's Degree or Higher 62.0% <i>S1501 2023 American Community Survey 1-Year Estimates</i></p> | <p>Employment Employment Rate 65.6% <i>DP03 2023 American Community Survey 1-Year Estimates</i></p> |
| <p>Housing Total Housing Units 32,854 <i>H1 2020 Decennial Census</i></p> | <p>Health Without Health Care Coverage 6.1% <i>S2701 2023 American Community Survey 1-Year Estimates</i></p> |
| <p>Families and Living Arrangements Total Households 30,588 <i>DP02 2023 American Community Survey 1-Year Estimates</i></p> | <p>Race and Ethnicity Hispanic or Latino (of any race) 5,451 <i>P9 2020 Decennial Census</i></p> |

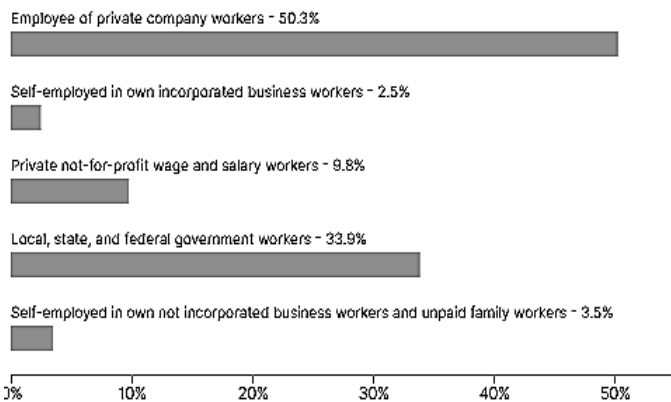
Education Attainment (Population 25 Years and Older)
in Iowa City city, Iowa



Median Income by Types of Families
in Iowa City city, Iowa

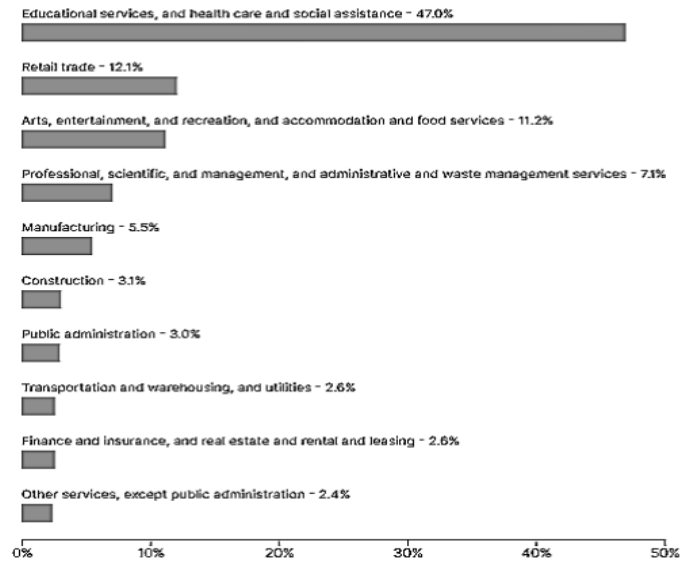


Class of Worker
in Iowa City city, Iowa



Industry

Industry for the Civilian Employed Population 16 Years and ...
in Iowa City city, Iowa



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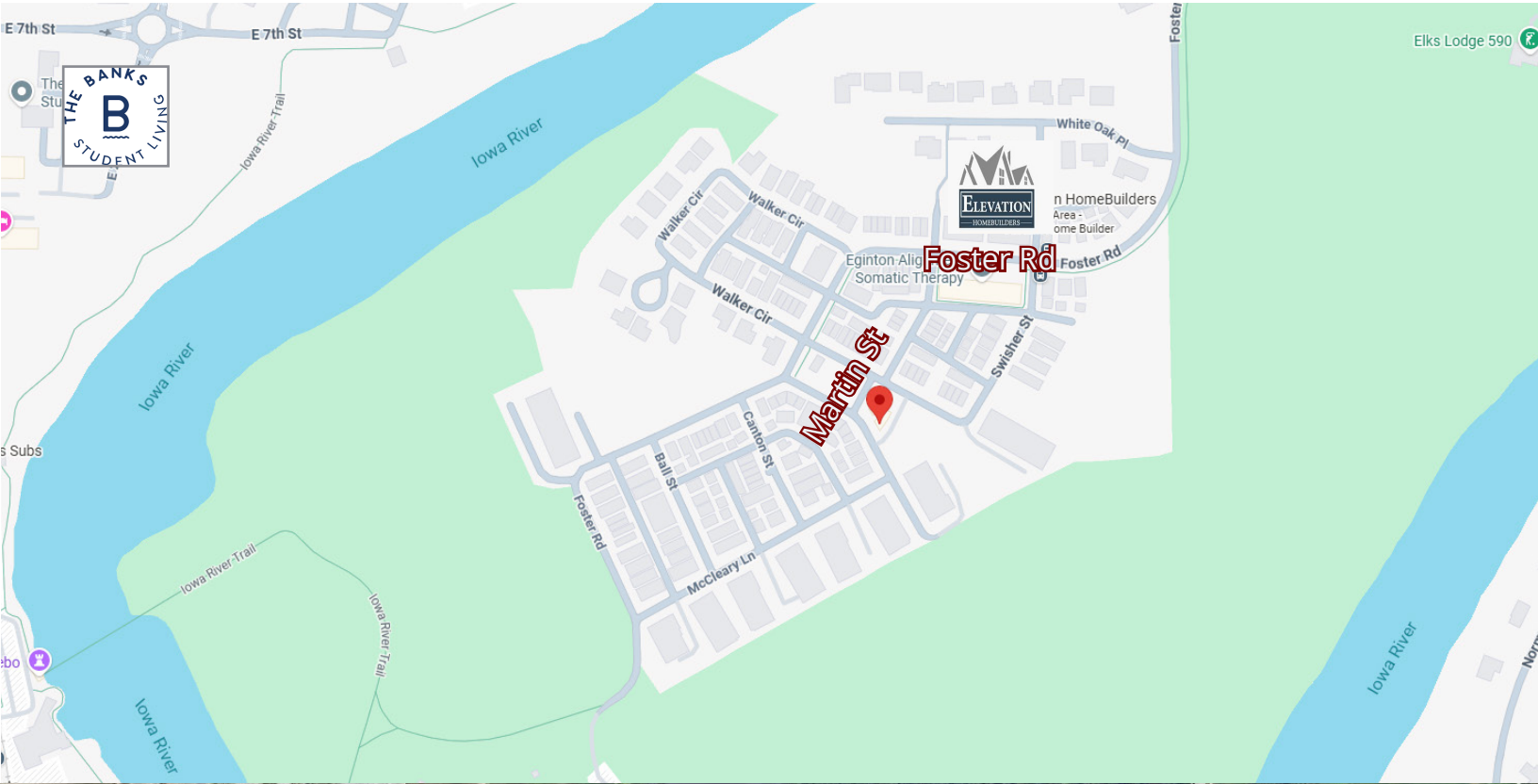
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