

E5599 COUNTY ROAD AA

\$234,900



City of Weyauwega , WI 54983

Property Information

Class Commercial	Building SQFT 4,568	Zoning Commercial
MLS # 50241759	Src Bld SF Assessor/Public Record	COMMERCIAL TYPE Automotive, Manufacturing, Mini /Self Storage, Service
Lease Price per SqFt.	IncPrdFarm No	EXTERIOR MAIN BUILDING Aluminum/Steel
Lease Price-Net/Gross	EstManuSF	FOUNDATION Slab
Status Active-No Offer	Est Office SQFT	HEATING/COOLING None
Type For Sale Real Estate	EstWrhsSF	HEATING FUEL TYPE None
County Waupaca	# Public Restrooms	LOCATION Free Standing
School-District Weyauwega-Fremont	# Private Restrooms	WATER No Water, Other-See Remarks
City (Mailing) WEYAUWEGA	Acres Est 3.00	WASTE No Waste
Industrial Park Name	Source-Acre Assessor/Public Record	LOWER LEVEL None
Restrictive Covenant(s) No		
Tax Net Amt \$1,501.51		

Remarks Property offers 2 buildings... Building one is 40x60 Shop, Building two has 7 self storage units - 11x22 and 2nd shop space 12x32 behind self storage units. Large 40x60 Shop has a 15,000 LB Auto lift - (As Is). There is an Artesian well located outside of buildings. Parcel has availability either at lot line or across road Water, Cable and Gas, Down road for sewer connection. This investment offers a CAP RATE of +/- 9.5%.

Directions Hwy 110 north out of Weyauwega then west on County Road AA to property Alternate Address:E5599 HWY AA

Inclusions 15,000 LB Auto Lift "as is" Seller has never used. Buyer should have evaluated if needed.

Exclusions



Prepared for you by:

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