



AVAILABLE

320 N Main Street EVANSVILLE, IN 47711



- **Sale Price:** \$299,000
- **Total SF:** 6,632 SF +/-
- **Lot Size:** 0.24 Acre
- **Year Built:** 1929 & 1955
- **# of Restrooms:** 4 - in Retail Area
1 Full Bath in Apartment
- **Roof:** New - 2021
- **Zoning:** M-2
- **Water/Sewer:** City
- **Current Use:** Bakery
- **Taxes:** \$3,861.22 (2025 Pay 2026)
- **Showing:** Contact Listing Broker
- **Location:** North Main Business & Retail Corridor

Great property on N Main Street featuring 2 commercial units and an apartment. The property is 2 separate parcels with interior connections. 316 N Main St has a smaller commercial unit, currently leased on a 1 Year lease, and the property owners apartment in the rear. The apartment has 2 bedrooms, kitchen, living room and a full bath with laundry area. 320 N Main St was formerly GaylaCake and offers a large retail area, kitchen with 3 compartment sink and under counter grease trap, 3 restrooms and rear storage. There is an outdoor area in the back with a storage container as well. All furniture, fixtures, and equipment in the former GaylaCake space are included.

For more information, contact:

Kyle Bernhardt, Broker

Direct: 812.455.7577 • Office: 812.473.6677 • KyleBernhardt@FCTuckerCommercial.com



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7820 EAGLE CREST BLVD., SUITE 200 • EVANSVILLE, IN 47715





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