

MLS #: 377690 Status: Active

Class: Commer/Business/Industr

LP: \$725,000



**PROPERTY INFORMATION**

**Address:** 193 NW US 221 Highway  
**City:** GREENVILLE  
**County:** Madison **Zip:** 32331  
**Area:** Madison  
**Subdivision:**  
**Tax #:** 21-1N-07-2089-002-000  
**Unit:** **Lot:** **Block:** N/A  
**List Date:** 8/30/2024 **For Sale**  
**Metes & Bounds:**  
**# Units:** **Traffic Count:**  
**Rail Access:** **Cap Rate:**  
**Transaction Type:** **Parking:** 58  
**Agent Hit Count:** 6 **Client Hit Count:** 0

**Acreage:** 1.52 **Total Sq. Ft.:** 6454 **Source of Sq. Ft.:** Tax **Misc. Sq. Ft.:**  
**Office Sq. Ft.:** 5,710 **Retail Sq. Ft.:** **Warehouse Sq. Ft.:**  
**Owner:** Markal **Phone:** **Lockbox Y/N:** No  
**Gross Income:** **Taxes Annual:** **Insurance:** **Lockbox Type:**  
**Other Expenses:** **Common Area Maintenance:** **Net Operating Income:**

**FEATURES**

**Access:** **OnSite Park:** 26 - 60 Spaces, Paved  
**CeilHeight:** Less Than 10, 10-15 **OperExp:**  
**Constr:** Other **OwnerExp:**  
**Cooling:** Central Building  
**DistCap:** 25+ Miles **RoadSrface:** U.S. Highway  
**Documents:** **Service:**  
**Envir/Reg.:** Conforming **ShowInst:** Vacant, Appointment Only, Call Listing Office, Must Be Accompanied, Sign On Property  
**ExistEncum:** **TenantRent:** None  
**ExistMrtg:** **Terms:** Cash, Conventional  
**Features:** Restrooms - Private **Topography:**  
**Heating:** Central Building **TypeBus/Build:** Medical Service/Doctor, Professional Service  
**LeaseTerm:** None **TypeProperty:** Office, Business  
**LeasingTyp:** **Utilities:** Electricity, Public Water, Sewer  
**List for Sale:** Real Estate Only  
**ListType:** Exclusive Right Of sale  
**Location:** Fronts On Main Road  
**Occupancy:** Vacant

**Directions:** Hwy 90 to Greenville L-US Hwy 221

**Confidential Remarks:**

Must be accompanied by Listing Broker. Ideal medical facility, school, or office complex. 20 rooms with 5 bathrooms. 1.52 acre lot with paved parking 58 spaces. Freshly painted.

**LO:** Kelly & Kelly Properties, Inc - OFC: 850-997-5516

**LA:** Barry P Kelly - Pref: 850-510-4220

**CLO:**

**CLA:**

**SO:**

**SA:**

**Contract Date:**

**Sale Price:**

**Sold Date:**

**How Sold:**

Associated Document 1

This information is deemed reliable, but not guaranteed. PARTICIPANT'S ASSOCIATES AND SUBSCRIBERS ONLY AND IS NOT INTENDED FOR USAGE BY THE PUBLIC. UNDER NO CIRCUMSTANCES SHOULD THE INFORMATION CONTAINED HEREIN BE RELIED UPON BY ANY PERSON IN MAKING A DECISION OF PURCHASE. Copyright Capital Area Technology & REALTOR Services, Inc. All rights reserved.