



\$235,000

Commercial

MLS Client View

MLS #	50306597	Type	For Sale Real Estate
Status	Active-No Offer	Trade Nm	Ranger Family Restaurant LLC
St Num	1236 DIVISION Street	Zoning	B1 - General Commercial
MunSubArea	None	Parking	
State	WI	LotDim Est	
Zip Code	54177	SrcLotDim	
County	Marinette	Acre Est	0.40
CityPostal	WAUSAUKEE	Src Acre	Assessor/Public Record

Additional Photos



General Property Information:

Total # of Buildings Total Units in Bldg # Private Restrooms # Public Restrooms 2 # Seating Capacity Est Manufact Ceiling Hgt Est Office Ceiling Hgt Est Retail Ceiling Hgt Est Showroom Ceiling Hgt Est Warehouse Ceiling Hgt Door 1 Size Door 2 Size	Lot (Pre 2007) Unit/Suite Ind Prk Nm Income Producing Farm No Outbuilding 1 Desc Outbuilding 2 Desc Loading Dock 1 Loading Dock 2 Est Office SQFT Year Built Est 1950 Source-Year Built Seller	Street Frontage Yes Est Acreage-Total Farm Est Perm Pasture Acres Est Rented Acres Est Tillable Acres Est Wetland Acres Est Wooded Acres Water Type Water Body Name Water Frontage No Source-Water Frontage Restrictive Covenant(s) No
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Public Remarks & Directions

Remarks Ranger Family Restaurant is a turn-key and long serving community driven diner seats 84 people as set currently. The property has appx 189 ft of frontage on Highway 141, is accessible by ATV/UTV and snowmobile, and has appx 423 ft of total road frontage, between Hwy 141 and the side street. Offered to include real estate, business name, equipment, and furnishings as listed. Seller is willing to work with the buyer to continue current procedures that are established if needed. Property also known as 1236 Main St, 1236 Division St and 1236 Hwy 141, Wausaukee, WI.

Directions Highway 141 to Wausaukee. Business is on the north end of the Village. Business Address is 1236 Hwy 141, Wausaukee, WI on mapping.

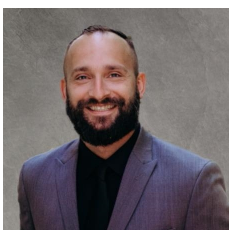
Property Features

COMMERCIAL TYPE Restaurant
EXTERIOR MAIN BUILDING Aluminum/Steel, Brick, Fiber Cement, Wood/Wood Shake/Cedar
FOUNDATION Block
HEATING/COOLING Central A/C, Forced Air, Wall A/C
HEATING FUEL TYPE Natural Gas

Sand Point Well No
LOWER LEVEL Partial Basement
LOCATION Highway Nearby, Other-See Remarks
WASTE Municipal Sewer
WATER Municipal Public Water

Close Date:

How Sold:



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Listing Courtesy of: **Weichert, Realtors-Your Home Team**

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