

Agent One Page Report - Commercial Sale

Listings as of 05/26/2023 at 3:47PM

ML#: 223034563 341 Main St, Grimes, CA 95950

LP: \$274,000 Status: Active 04/24/23 DOM/CDOM: 32/32
Price/SqFt: 66.86 Area: 16950 Year Built: 1975 Bldg SqFt: 4098 Not Verified Lot Sz (Ac): 0.2900



Comm Type/Comm to Buyers Ofc: % / 2.5
Dual Var Compensation: No
Listing Agreement: Exclusive Right To Sell
Current Financing:
Listing Date: 04/21/23 Entry Date: 04/26/23
On Market Date: 04/24/23 Expiration Date: 08/21/23
Original Price: \$274,000 Last Price Change: 04/26/23
Closing Price: Multiple Offers:
Terms: Owner May Carry,Cash
Possession: Close Of Escrow
Concessions: Amount: 0
Special List Cond: None

Pri Show Contact: (530) 701-2713 Ext: Cynthia Campbell / Agent
Sec Sho Contact: Ext: /
Property Manager Contact:
LB Loc:
Gate Code:
Occupant Type:
Showing Instructions: Appointment Only,Call Showing Contact

Listing Service: Full Service

[Additional](#) (12) [Map](#)

Listing Agent/Co Agent

Office: All Star Realty (ID:01CMPB) Phone: 530-458-8875, FAX: 530-458-8903 Lic:01815644 Co-Office:
Agent: Cynthia A Campbell (ID:YCAMPCYN) Primary:530-701-2713 Co-Agent:
Secondary:530-458-8875 Lic:01221641 Co-Agent Email:
Agent Email: cindy_allstar@yahoo.com

General Information

Property Subtype: Industrial Census Tract: 0.00 Signs:
County: Colusa Lot Size: 0.2900 Foundation:
APN: 019-081-015 Lot Size Source: Assessor Agt-Fill Parking Features: Secured,Fenced,Garage
Building Name:
Zoning: Commercial Construction Materials: Metal,Wood
Current Use: Light Industrial Total Spaces: Percent Office: 0

Financials/Spaces

Financial Data Source:
Income Includes: See Remarks Lease Term:
Cap Rate: 0.00 Lease Deposit:
Gross Sched Inc: Existing Lease:
Operating Exp: Net Operating Inc: Types of Lease(s):
Maintenance Exp: Gross Rent Mult: 0.00 Major Tenant Phone:
Insurance Exp: Managment Exp: Anchors Co Tenants:
Taxes Exp: Utilities Exp: Tenant Allow/Fixed: Tenant Allow/SqFt:
Other Exp: Max Lease (Yrs): Min Lease (Yrs):
Net Rentable SqFt: Rentable:
Vacancy Factor: 0.00 Percent Leased:

Space:	Year(s) Lease:	\$/SqFt:	SqFt:	Comments:
1	0	\$0.00		
2	0	\$0.00		
3	0	\$0.00		
4	0	\$0.00		

Disclosures/Restrictions

Disclosures/Documents: Bonds/Asmts/Taxes: Desc:

Property Information

Building Class: Loading: None
Location: Neighborhood
Business Type: Other Load Factor:
Structure: Industrial Parking Clearance Height: 0 ft. 0 in.
Levels: Parking Ratio: 0.00
Total Units: 2 Buildings: 2 Flooring: Concrete,Wood
Floor Num: Stories: 1 Cooling: None
Office SqFt: 650 Heating: Wood Stove
Warehouse SqFt: Retail SqFt: Accessibility:
Floors: Industrial SqFt: Utilities: Above Ground
Elevators: Offices: Electric: 200 to 400 Amp Service
Tenants: Restrooms: Water Source: Public
Dock Doors: Truck Doors: Sewer: Septic System

Remarks/Directions (may be truncated)

Private: Call for an appointment to view. Send offers to Cindy_allstar@yahoo.com

Public: Commercial property with 2 large shops, plenty of shelving, storage, parking area...too much to list. This is a must see for the farmer, mechanic. Office space, bathroom. Call for an appointment to check it out to see if it check all the boxes on your "I need a shop" wish list.

Directions: Hwy 45 from Colusa to Grimes. Property on south side of Main Street in Grimes

Cross Street: 3rd

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