

**FOR SALE**  
**AUTO REPAIR/RETAIL**

**326 Broadway Avenue South**  
**BUHL, ID 83316**

**STARK**  
**ACCELERATORS**  
COMMERCIAL REAL ESTATE

## 3,600± SF AUTO REPAIR/RETAIL OWNER-USER OPPORTUNITY



### PROPERTY DESCRIPTION

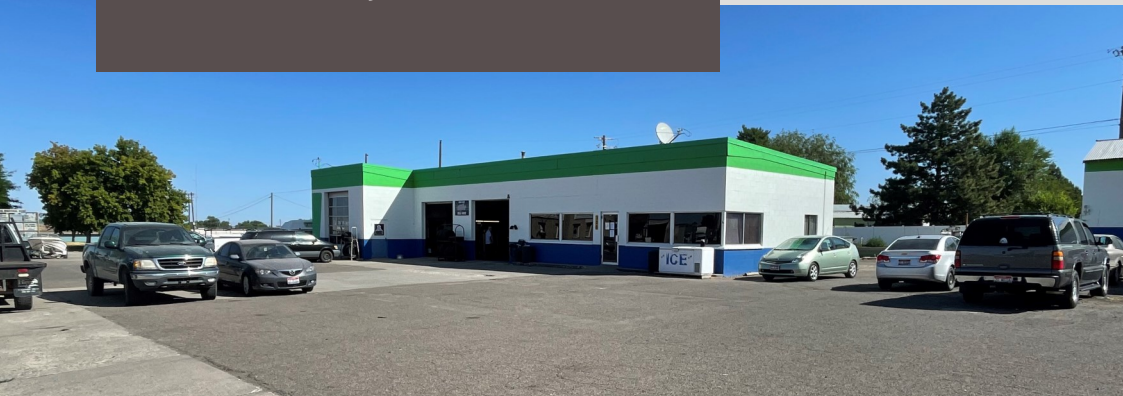
- Approximate 2,600± SF Auto Repair/Retail Facility currently houses a full service auto repair shop that can be taken over by new owner-operator
- 2nd Building on property could be an additional rental at 1,000± SF
- 3 Auto Bays (One 12' Door and Two 10' Doors)
- Additional 22'x8' storage shed

### PROPERTY HIGHLIGHTS

- Located in Buhl, Idaho on Broadway Avenue South at the intersection of Manor Drive
- Across from Family Dollar and approximately 1/4 mile from Ridley's Supermarket
- Successful propane sale side business in place
- Close to rail system

### OFFERING SUMMARY

<b>TOTAL BUILDING SF</b>	<b>ACRES</b>
<b>3,600± SF</b>	<b>.567± Acres</b>
<b>PRICE</b>	<b>PRICE/SF</b>
<b>\$650,000</b>	<b>\$180.55/SF</b>
<b>ZONING</b>	<b>YEAR BUILT</b>
<b>B1—Central Business District</b>	<b>1957</b>



**JOHN OLSEN**



**Office: 208.722.2400**  
**Cell: 208.870.0405**

ID LICENSE # : SP44227

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