



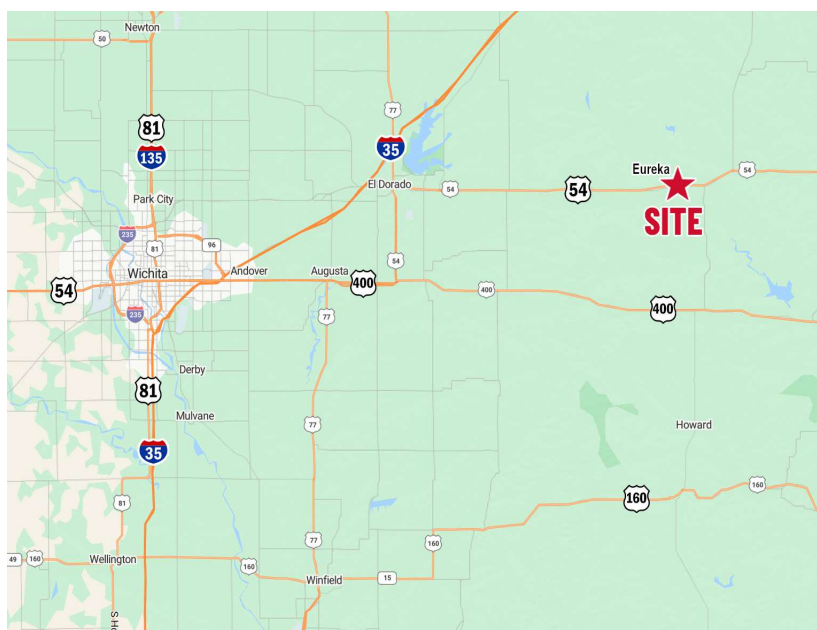
FORMER DOLLAR GENERAL

FOR SALE / LEASE 1800 E. RIVER ST., EUREKA, KS 67045

SALE PRICE	\$275,000
LEASE RATE	\$1,700.00/MO (NNN)
BUILDING SIZE	7,500 SF
ZONING	Commercial 1
2024 TAXES	\$9,307.32

PROPERTY HIGHLIGHTS

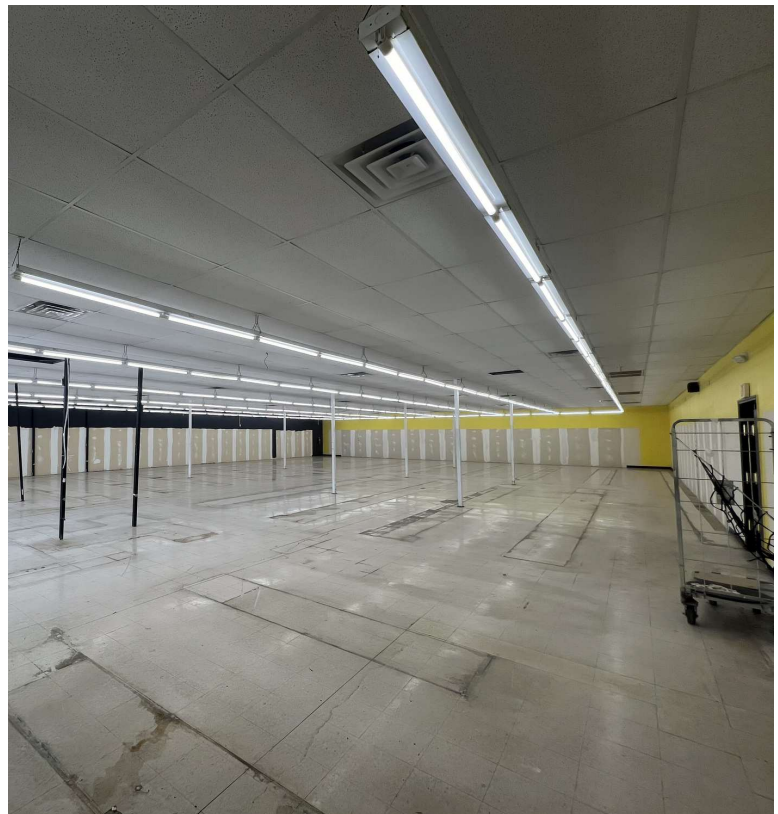
- Freestanding building with excellent access and visibility.
- Frontage on River St. / US Hwy. 54.
- Property can have a monument sign.
- Large back lot for expansion opportunities.
- Formerly a Dollar General with large sales floor and storage area on east side of building.



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Weigand Real Estate - Commercial
150 N. Market St., Wichita, KS 67202
WeigandCommercial.com

INTERIOR/EXTERIOR PHOTOS

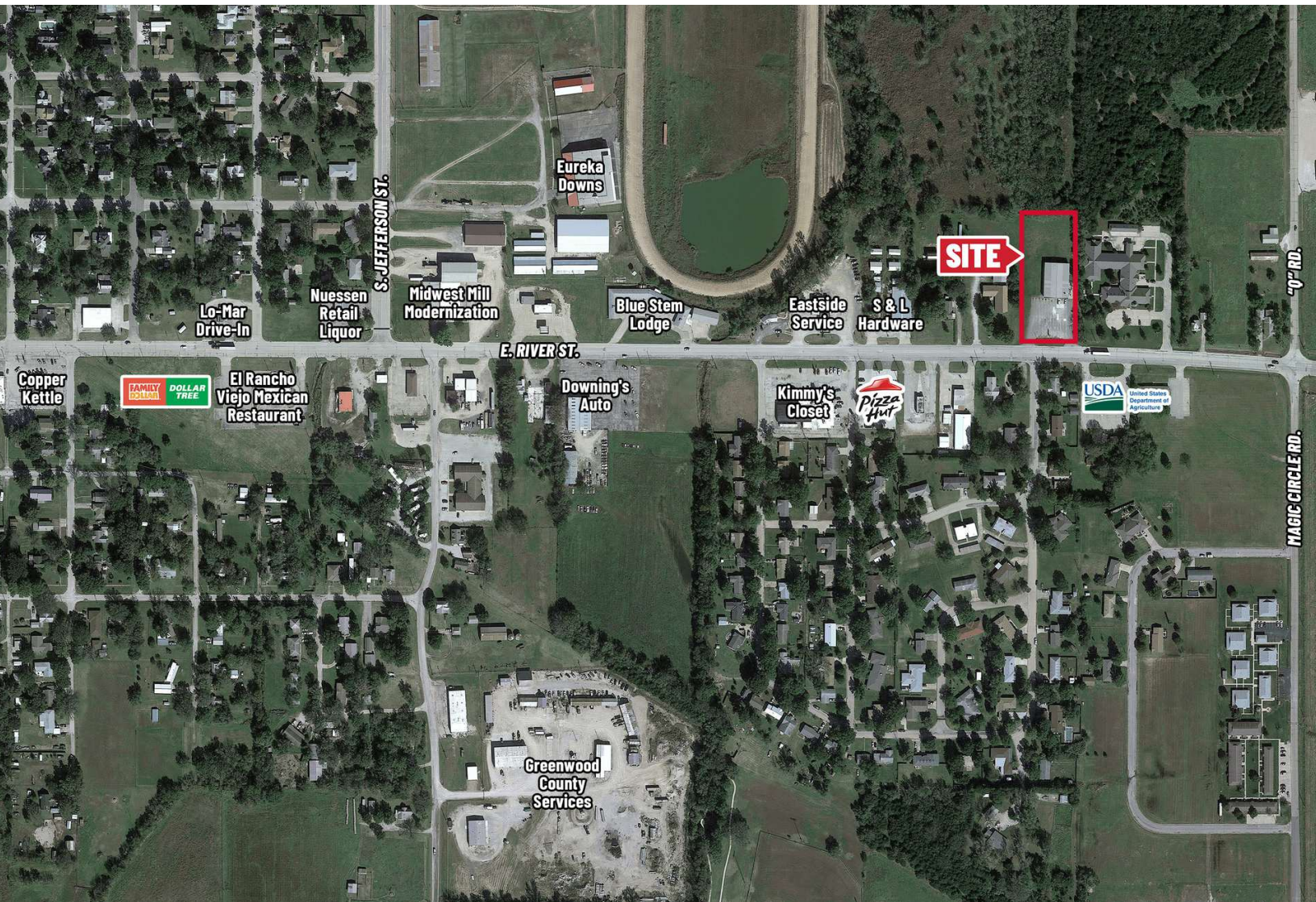


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AERIAL VIEW



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