

# 2106 & 2108 Main Street, Emmetsburg, Iowa



## Property Details:

YEAR BUILT	1963 & 1950	HEAT	Gas Forced	POSSESSION	45 Days
SQUARE FEET	2,860	AVG. GAS	\$208.00	AIR COND.	Central
ROOF	Rubber	AVG. ELEC	\$96.00	PARKING	Private
BATHROOMS	2 - 3	WATER	City	SEWER	City
STREET	Paved	GARAGE	None	TAXES	\$658.00
BASEMENT	None	LOT SIZE	0.12 Acres	ZONING	Commercial



For more information,  
call Jayden Johnson @  
**712-480-0397**

Are you ready to take your business to the next level? Look no further than this prime commercial building located in a high-traffic location, on Highway 18 in Emmetsburg. This property, including both 2106 & 2108 Main Street, offers a total of 2,860 square feet and endless potential for businesses looking to expand or start a new venture. With the flexibility to customize the layout to perfectly suit your business needs, this property is a rare opportunity. Additionally, it features private parking in the back, street parking in the front, 2 bathrooms (with hook-ups for a 3rd), central air, gas forced heat, and an attractive brick storefront. Don't miss out on this amazing opportunity to establish your presence in Emmetsburg.

## LISTING PRICE:

**\$49,900.00**

### JOHNSON REALTY

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NOTE: Information is believed to be accurate but is not guaranteed.