

REAL ESTATE AUCTION

Iowa Great Lakes Area Commercial Building



Saturday - June 21, 2014 - 10:00 am

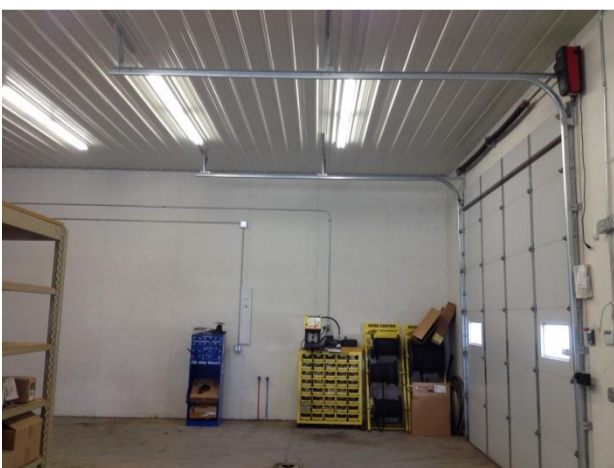
Auction on Site: 2240 33rd Street, Spirit Lake, IA

- 3520 square foot building
- Like new – built in 2010 with 10' and 14' ceilings
- Energy efficient EPS building
- In-floor heat with efficient electric boiler
- Heat pump with central air and additional heat
- Overhead 12' x 12' garage door with deluxe opener
- Large showroom and shop
- Bathroom, office, and utility room with shower
- Phase I environmental study completed
- ADT Alarm system
- Convenient location in Ferguson Business Park

Taxes: \$1826 annually

Terms: 10 percent down, balance due July 15, 2014

Broker's Note: Outstanding opportunity to buy a like-new, energy efficient, ready to move in, well-built commercial building just off Hwy 71 in the heart of the Iowa Great Lakes. See you sale day!



Call us to sell your Farm or Real Estate

Auctioneers:

Jon Hjelm, ALC & Chuck Sikora
712-240-3529 712-260-2788

The ACRE Co. Spencer, Iowa
712-262-3529 theacreco.com