



\$350,000

- COMMERCIAL (5+ UNITS)
- Active

**502 W SHERIDAN AVE, SHENANDOAH, IA
51601, USA**

<https://www.1strateteam.com>



Attention Investors! This solid brick corner building on the main downtown street in Shenandoah, Iowa offers the potential of 3...

Basics

Category: COMMERCIAL (5+ UNITS)

Floors: Carpet, Tile, Wood floors

Year built: 1890

Acres: 0.17 acres

Current Use: Food Service, Other, Residential, Restaurant

Status: Active

Lot size: 7405.2 sq ft

County: Page

Price Per SQFT: \$25.36

Building Details



Water: City Water/Connected

Walls: Drywall

Roof: Flat, Rubber

Construction Materials: Frame,Brick

Basement: Full, Unfinished

Amenities & Features

Available Utilities: Electric Separate,Heating Separate

Style: Mixed Use

Appliances: Range,Dishwasher,Refrigerator,Washer,Dryer,Electric Water Heater

Exterior: Wood,Brick/Stone

Pool: None

Window Features: Double Pane Windows

Amenities: Cable, Ceiling Fan(s), City View

Fencing: None

Air Conditioning: Central

Parking Characteristics: On-Street Parking Only

Heating: Forced Air

Sewer: City Sewer/Connected

Amenities Shared: Deck,Coin-op Laundry Owned

Miscellaneous

Association: WCIR

Contingency: None

Road Responsibility: Public Maintained Road

Yearly/Seasonal: Yearly

Accessible: None

Fuel: Natural Gas

Fees & Taxes

Tax Year: 2023

Net Taxes: \$3,464

