



## For Sale

Corner Building ○ Zoned Commercial ○ Retail Or Office Setting

W. MAIN ST & FULTON ST. PRINCETON WI

Hwy 23 Princeton

**\$99,900**



920.204.6850

[www.zacommercial.com](http://www.zacommercial.com)

Uniquely Local. Unequaled Results.

# Superb Visibility On Busy Corner. A Main Level Interior Ready For Business.

Flex-space not only ready to deliver results...



...but ample space ready to configure to your specific business needs.



Offered At  
**\$95,900**  
For Sale



**FIRST FLOOR OFFICE/RETAIL  
CONFIGURATION**

-  
**EXCELLENT CORNER OPPORTUNITY**

-  
**GREAT TRAFFIC COUNT**

-  
**ADJACENT COMMUNITIES BUSIEST  
GROCERY STORE**

-  
**2<sup>ND</sup> STORY "LIVING QUARTERS"  
OPPORTUNITY**

**SUPERB ATTACHED EXTERIOR STORAGE**



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**Flex Use Main Level with From Salon to Floral**

The information found in this publication is deemed reliable, but not guaranteed.

# A Multiple Strategy Corner Opportunity. Nearby Retail & Adjacent Piggly Wiggly.

High visibility property with numerous current business models as a fit...

...or combine neighboring property for tremendous development opportunity



## PROPERTY SPECIFICATIONS **Approx 2,500 SF**

### Main Level **Approx. 1,500 SF**

Current Usage	Retail / Office Setting
Entrance/Foyer	Front & Side Porch
Main Level Rooms	4
Parking	1-10 Stalls.
Floors	Harwood
Walls	Painted w/ Wood Trim
Kitchenette	Yes
Basement	Full

### Second Level **Approx. 1,000 SF**

Current Usage	Living Quarters
Kitchenette	Yes
Utilities	Metered Separately
Entrance	Staircase

### Other **66' x 136' Lot Size**

Garages	2
Additional Land / Income Available	Yes
Rental Income Available	Yes



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**Numerous Business Model Opportunities Including Redevelopment**

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# 2<sup>nd</sup> Story

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Use As Living Quarters - Generate Rental Income

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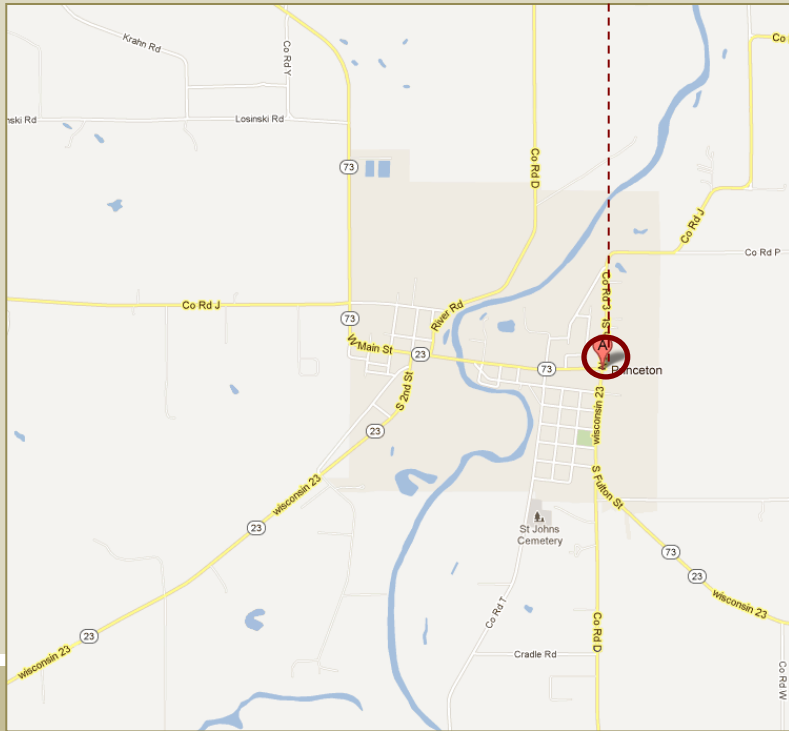
## MAP.

Contact Alex or Tom today for a personalized tour.

[zacommercial.com](http://zacommercial.com)

920-204-6850

## W. MAIN ST & FULTON ST. PRINCETON, WI



## CONTACT:

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