

MLS #: C116677A List Price: \$199,900

2849 Shannon Ln Ephraim, WI 54211



ORIGINAL LIST PRICE: \$199,900
BUSINESS DESCRIPTION: Retail
APX YEAR BUILT: 1960
WATERFRONT ?: No
PARKING: 11-25 spaces

DAYS ON MARKET: 197
MLS AREA: 04-Ephraim
SCHOOL DISTRICT: Gibraltar
TYPE: Inland
CLASS: Commercial
ASSOCIATION FEE INCLUDES: None

TAX PARCEL #: 1210112312741M
APX LOT SIZE: 2.0 ACRES
APX SHORE FOOTAGE: 0
ZONING: Not Zoned

TAX AMOUNT: 2740.18

TAX YEAR: 2009

APX ACREAGE: 2

SOURCE SQFT: Other **PERSONAL PROPERTY:** No **LEASE:** No
BUSINESS: No **REAL ESTATE:** Yes **BUSINESS AND REAL ESTATE:** No **INVENTORY:** No
BUSINESS NAME: OLD CHEESE HOUSE

	Building Description:	Dimensions:	Apx Total SqFt:	Apx Warehouse SqFt:	Apx Office SqFt:	Apx Manufacturing SqFt:	Apx Retail SqFt:	Apx Building Age:
Primary Building:	RETAIL BUILDING		0	0	0	0	0	0
Building #2:			0	0	0	0	0	0
Building #3:			0	0	0	0	0	0

SHOWING INSTRUCTIONS: Appointment Only, Call Listing Agent
OWNER'S LEGAL NAME: F&B DEVELOPMENT

POSSESSION: Immediate

CONSTRUCTION: Frame **LOT DESCRIPTION:** 0-5 acres
EXTERIOR: Wood **ACCESS:** State Highway
BASEMENT/SUBSTRUCTURE: Slab **INTERIOR FEATURES:** Restroom/Lavatory-Common Area
HEATING: Baseboard, Electric **FLOORS:** Concrete
COOLING: None **UTILITIES PAID BY OWNER:** Electric, Garbage, Gas
WATER/SEWER: Private Water, Public Sewer **UTILITIES PAID BY TENANT:** Other-See Remarks

DIRECTIONS: Hwy 42 in Ephraim to Shannon lane. Property on corner of Hwy 42 and Shannon lane.

REMARKS: A diamond in the ruff- a great commercial location that needs some TLC, but the basics are here. Priced well below fair market value.

LIST DATE: **IDX:** Yes **CONTINGENCIES:** No **DISPLAY ON INTERNET:** Yes **DISPLAY ADDRESS:** Yes
VALUE RANGE PRICING: No **LIMITED SERVICE:** No **SHORT SALE:** No
COMM S/B: 2.1 **COMM B/B:** 2.1 **VARIABLE:** No **EXCEPTIONS:** No
ELECTRONIC CONSENT: No **ALLOW AVM:** No **ALLOW COMMENTS:** No

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