

Retail Building for Lease or Sale

1511 E Sprague

I-502 Friendly



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Property Information:

- 6,000 SF Land
- Zoned: CC2-EC
- 6,883 Total SF Building
 - ~ 6,000 SF Main Floor
 - ~ 883 SF Second Floor
- Showroom/Office with Warehouse in Rear
- New Roof in 2021
- (1) 14 x 14 OHD
- 16' Ceiling Height
- Forced Air Gas Heat W/Air Conditioning Throughout
- **I-502 Friendly**

Lease Price: \$5,900.00 NNN

Purchase Price: \$1,100,000.00

Floorplan



