

# Free-Standing Retail / #2341

## 5700 E. Morgan Ave., Evansville, IN 47715



Listing ID:	30559521
Status:	Pending
Property Type:	Retail-Commercial For Sale
Retail-Commercial Type:	Free-Standing Building
Sale Price:	\$395,000
Unit Price:	\$51.30 PSF
Sale Terms:	Cash to Seller
Nearest MSA:	Evansville
County:	Vanderburgh
Tax ID/APN:	82-06-13-017-170.021-027
Zoning:	M-1
Property Use Type:	Net Leased Investment (NNN), Investment
Building/Unit Size (RSF):	7,700 SF
Property Visibility:	Excellent
Tenancy:	Single Tenant
Year Built:	1956



### Overview/Comments

Great investment opportunity. East side retail. Tenant is Killer Skate Park & Shop. 5 year lease, expiring Oct. 31, 2022. Lease has annual increases built in. Tenant pays taxes and insurance.

Building has been renovated with new roof in 2019.

Contact listing agent for lease details.

#### More Information Online

<https://woodwardrealty.catylist.com//listing/30559521>

#### QR Code

Scan this image with your mobile device:



### Property Contacts



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