

# Retail PROPERTY FOR SALE

**319 S Park St  
Genoa, NE 68040**

## Property Highlights

- \$65,000
- 910 SF
- 0.33 AC
- Turnkey Restaurant & Ice Cream Shop
- Corner Lot By Ballfields & City Park
- Includes Fixtures, Equipment & Real Estate
- Fully Furnished Kitchen With 8FT Hood!

## Offering Summary

Sale Price:	\$65,000
Available SF:	910 SF
Year Built	1959
Lot Size	0.33 AC
Zoning	03
Traffic Count	2,890



Listed By:

**Brian Wragge & Ryann Kluthe**

Cell: (402) 212-0199 & (402) 750-3370

Brian.Wragge@bhhsamb.com & Ryann.Kluthe@bhhsamb.com

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# PROPERTY DETAILS

For Sale: \$65,000

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## Property Details

Property Type	Retail
Zoning	03
Lot Size	0.33 AC
Traffic Count	2,890
Cross Streets	S Park St & W Pawnee Ave

## Location Information

Building Name	Sweets & Eats
Street Address	319 S Park St.
City, State, Zip	Genoa, NE 68040
County/Township	Nance

## Parking & Transportation

Parking Type	Surface
Parking Spaces	8 In Front, Able to Park on Backside

## Building Information

Building Size	910 SF
Building Class	C
Number of Floors	1
Year Built	1959

## Utilities & Amenities

Central HVAC	Forced Air/Gas Heat
Restrooms	

## Demographics

Proximity:	1 Mile	3 Miles	5 Miles
Total Population:	994	1,145	1,375
Households	396	456	544
HH Income	\$68,949	\$70,555	\$73,588

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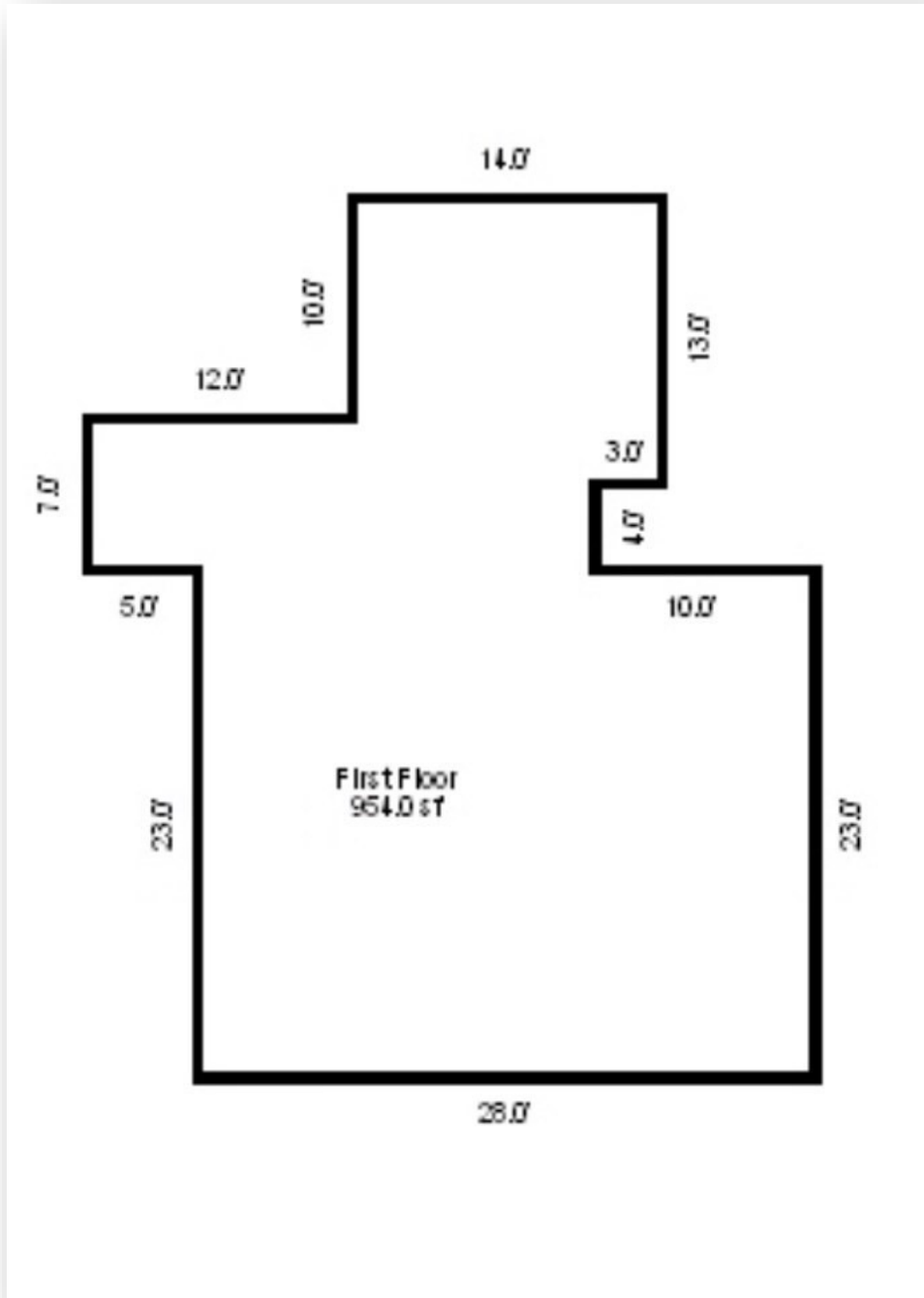
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# BUILDING LAYOUT

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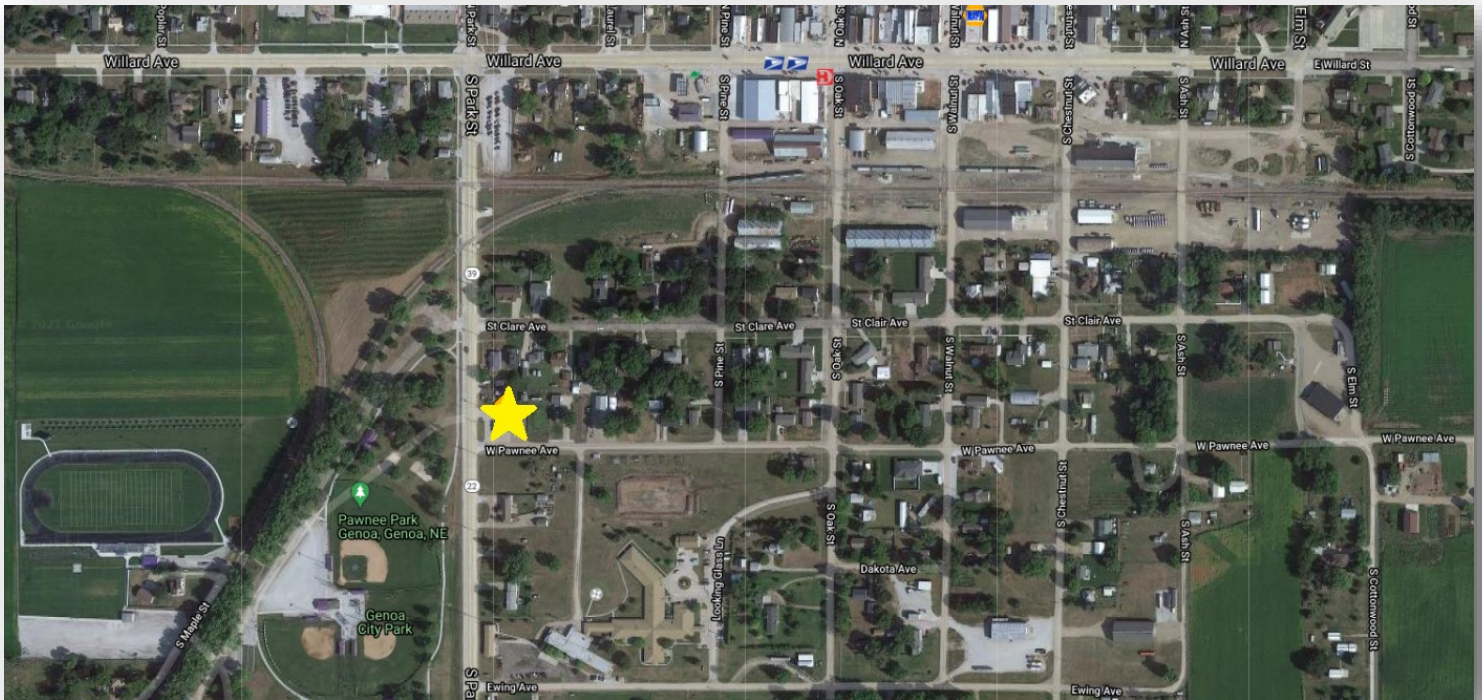
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# RETAILER AERIAL

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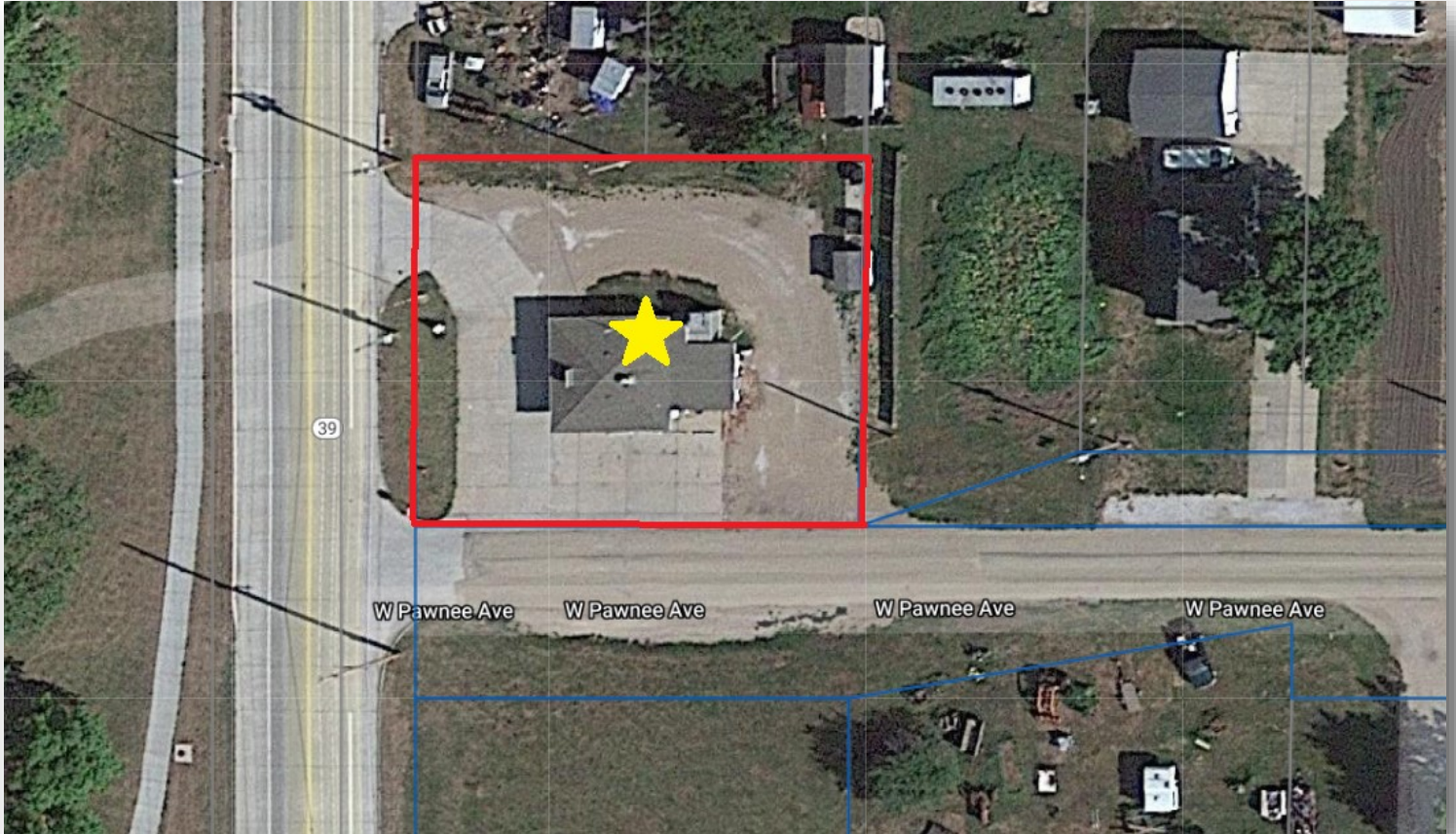
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**PLOT AERIAL**  
**For Sale: \$65,000**

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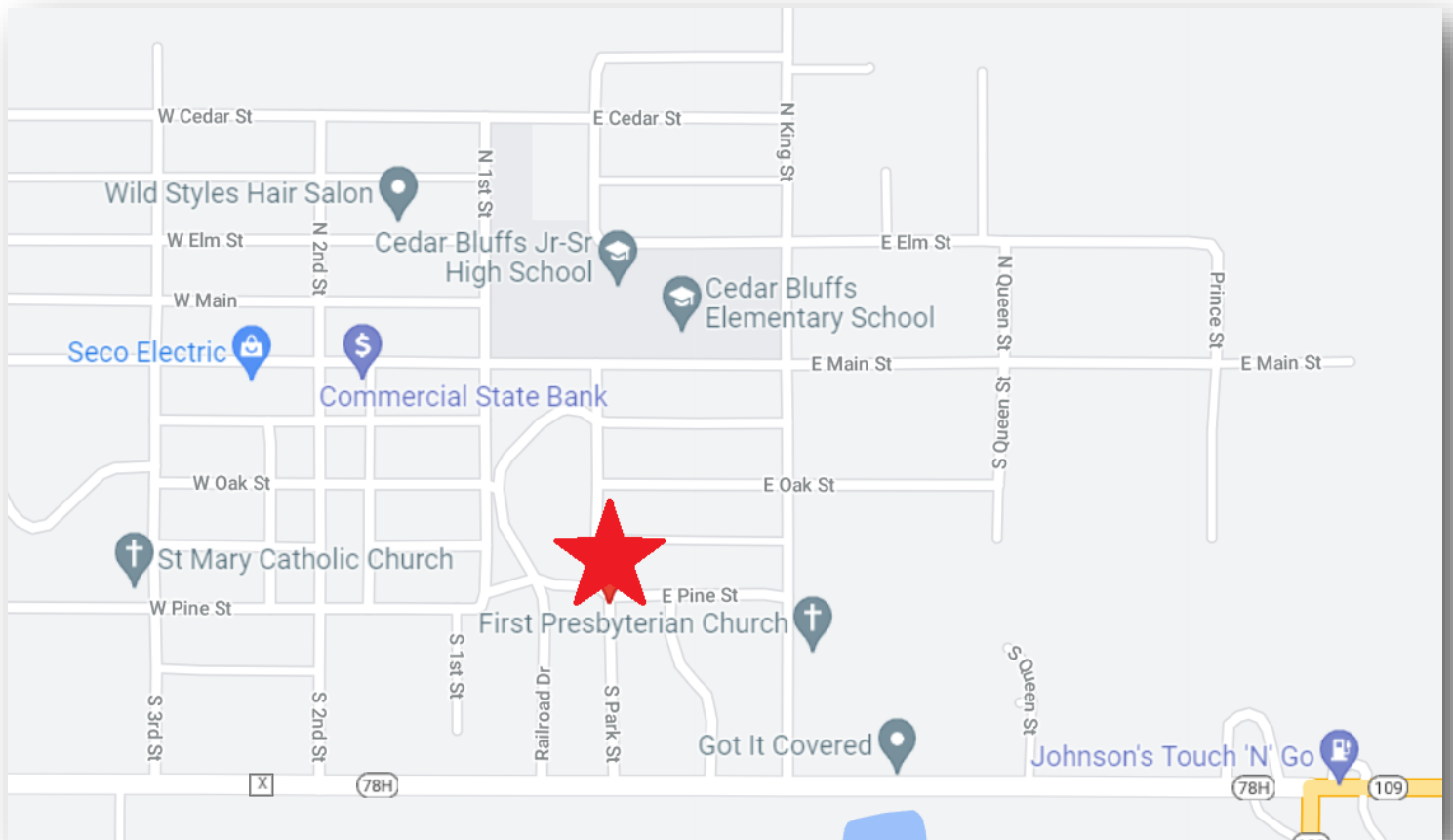
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MAP AERIAL  
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1234 PHOTOS  
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