

For Sale
 Restaurant/ Lounge
 Could be converted to multi-family
 List Price: \$275,000



Sportsman's Building

305 E. Center Street, Madison, SD 57042

Property Features

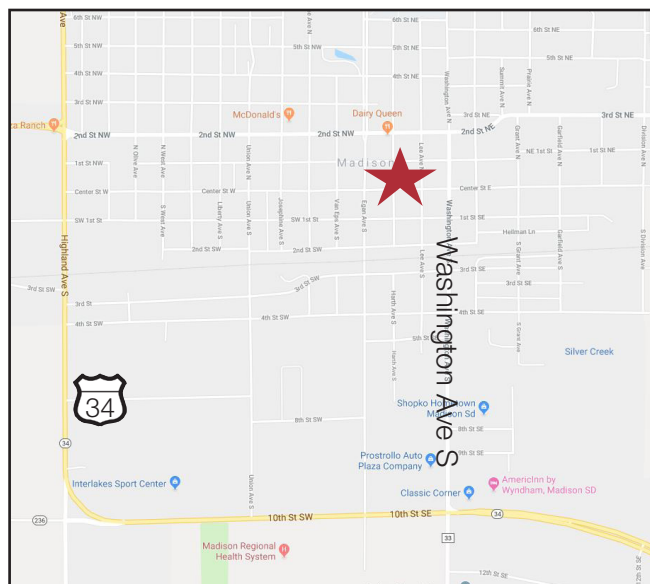
- Building size: 10,792 sq. ft. (two levels)
 - Main floor - 5,792 sq. ft.
 - Upper level - 5,000 sq. ft.
- Lot size: 21,760 sq. ft.
- Zoning: Commercial
- Year built: 1955
- Liquor License separately available – (price negotiable)
- Large convention area – seats up to 300
- Lower and upper level full service bars
- Full service kitchen
- Private gathering room in lower level
- Roof/ boilers new in last 5 years
- Personal property negotiable upon sale

Pricing

- List price: \$275,000 (\$25.48/ sq. ft.)
- 2017 Real Estate Taxes, payable in 2018: \$3,379

Location

- Located near downtown Madison, SD
- Home to Dakota State University with increasing enrollment and university investment
- County seat community
- Area neighbors include: Lake County Courthouse, USPS, Madison Library



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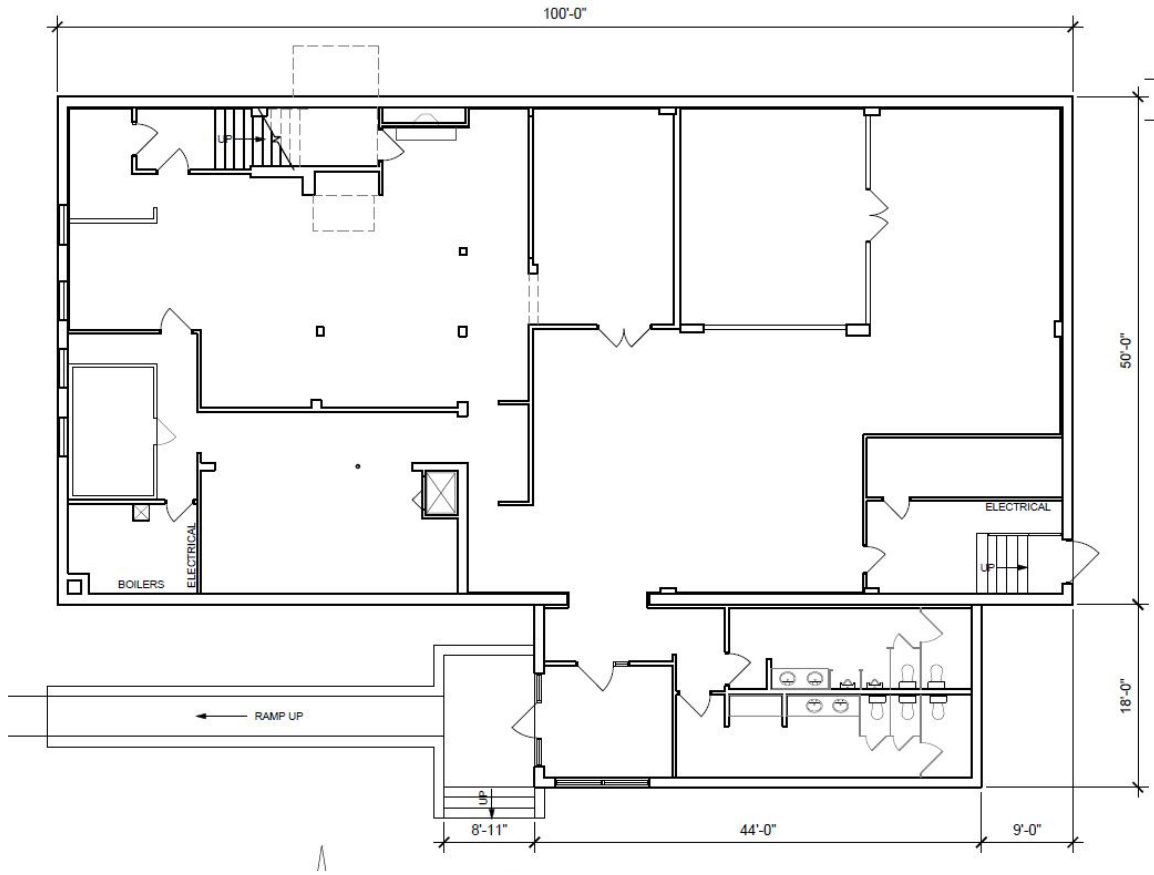
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Floor 1



Floor 2

