

## Invest in Downtown Three Rivers 3-story renovated building

Investment  
For Sale  
56 N Main Street  
Three Rivers, Michigan

### Overview:

Pride in ownership is evident in this 3-story building located in Downtown Three Rivers. Upper level offers a 1,240 sf apartment, first floor offers a 1,650 sf retail store, and lower level walkout offers a 1,650 sf complete kitchen which is connected to neighboring building's catering hall.



### Information:

County:	St Joseph
Municipality:	City of Three Rivers
Gross Size:	4,540 SF
Buildings / Units:	1 Building / 3 Units
Building Levels:	3 Levels
Occupancy Info:	upper & main floors leased
Total Acres:	0.08 Acres
Lot Dimensions:	19' x 184'
Zoning Code:	B-3
Construction:	Brick / Concrete
Sewer / Water:	Public / Public
Heat Type / Source:	Forced Air / Gas
Parking # / Type:	- City
Air Conditioning:	Central Air
Utilities Available:	All Public Utilities
Basement:	Walkout

### Contact Information:

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### Sale Price:

**\$175,000**