

Crex Realty, Inc

#505

Marian Nelson

Crex Realty, Inc. Jct. 48 & 70

P.O. Box 421, Grantsburg, WI. 54840

Visit our Award Winning Web Site at: www.crexrealty.com

Business: 715-463-5757 Home: 715-463-5715



117 West Madison

\$39,000

Area: 32x80 + backroom

Style: Main Street Business Building

Stories: Main Street level

Taxes: 2007 \$1,736.98

Parking: Street and Alley

Exterior: Brick, wood & glass

Basement: Yes

Half bath

Office

Storage

Lots of space in an excellent location right on Main Street!! Bring your business to this great location and take advantage of a great opportunity!

Former uses include: Discount store, Dress shop, & Pizza Shop. "Jimmy's Pizza" was very successful and had on site dining, take out and home delivery. The Pizza shop operated with a "Jimmy's Pizza" franchise. If you want to reopen as a pizza shop it can be operated as an independent or if you need help setting up your pizza business "Jimmy's Pizza" will help you.

Directions: From Crex Realty: North on Pine Street to Madison Ave. West on Madison Ave to #117.

Disclosure of Agency to Prospective Buyer

"I understand that this broker and salespeople with this broker are representing the seller's interests and owe duties of loyalty and faithfulness to the seller, but are obligated to treat all parties fairly. I understand that this broker, without breaching his or her loyalty to the client may provide me with information about the attributes of properties and available financing, show properties and assist me in preparing and offer to purchase. This broker also has a duty to respond accurately and honestly to my questions and disclose material facts about properties, submit promptly all offers to purchase, and offer properties without unlawful discrimination."

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