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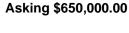














## **COMMENTS**

\*\* FREESTANDING BUILDING\*\* DELI BUSINESS\*\* Why work for someone else when you can be your own boss? Take control of your future with this well-maintained, freestanding commercial building that includes a thriving, established business and a loyal customer base. This opportunity offers a variety of revenue streams, including lottery sales, ATM, deli and grill, grocery items, ice cream, chips, bakery goods, milk, coffee, cigarettes, candy, snacks, toiletries, and more. Plus, enjoy outdoor seating for added appeal! The sale includes the property, business, and inventory—making it a turnkey opportunity for an aspiring entrepreneur. With the potential to extend business hours and increase income, the possibilities are endless. Features include gas heat, central air, and public water/sewer. Priced aggressively, this opportunity won't last long. Don't miss your chance to own and grow your own business!

## **PROPERTY DETAILS**

Exterior	ParkingGarage	InteriorFeatures	Basement
Brick	1 to 5 Spaces	Restroom	Full
	Off Street	Smoke/Fire Alarm	Unfinished

Heating Cooling Water Sewer
Forced Air Central Public Public Sewer
Gas-Natural



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