



\$325,000

SIDNEY, NE,

<https://wolffpakre.com>

Start your business now! Across from the Cabela's store, this building can be used for so many things. Possibilities are endless.

- Commercial
- COMMERCIAL/INDUSTRIAL
- ACTIVE

Location Details

Property Area: SIDNEY NE

ZONING: Commercial

Property Details

APPROX. AGE: 16-25 YRS

BUILDING SIZE: 3050

MAIN SQ. FT.: 3050

BUILDING SQ. FT.: 3050

OVERHEAD DOORS: NONE

AUCTION: NO

STORIES: 1

LOCATION: INDUSTRIAL PARK, SHOPPING CENTER

PRESENT USE: RETAIL/OFFICE



Call us now

Phone: 3082493088

Property Features

PARKING: PARKING AREA, CONCRETE

PARKING CAPACITY: 5-10

ROOF: FLAT

COOLING: CENTRAL AIR

HEAT TYPE: GAS FORCED AIR

CONSTRUCTION: FRAME, BRICK, STUCCO

SIDING: STUCCO

DOCKS: NONE

POSSESSION: AT CLOSING, NEGOTIABLE

FREIGHT ELEVATOR: N/A

CEILING HEIGHT: 11-15 FEET

UTILITIES AVAILABLE: ELECTRIC, GAS, CITY WATER, CITY SEWER

FOUNDATION: SLAB

Fees & Taxes

TAXES: 4721.90

TAX YEAR: 2025

Miscellaneous

TERMS: REAL ESTATE ONLY

Courtesy of

Office Name: Wolffpak Realty, LLC



Call us now

Phone: 3082493088