

PROPERTY SYNOPISIS

LOCATION

Located on Three Lakes Rd SE, Minutes from I-5

SIZE

Property is 19.67 Acres, 11 +/- Acres of Tillable Farm Ground

OFFICE

2,040 SqFt, Upper Level is Approx 1100 SqFt, Kitchenette, LVP Flooring, 1 Bathroom, Lower Level Features a Garage with Electric Door and Concrete Floors

SHOP

9,600 SqFt, 4 Garage Doors (3 Electric and 1 Hand Pull), Concrete and Gravel Flooring, 1 Bathroom, Elevated Tool Room, 240V Power, Exhaust Fan in Peak

HAY BARN

45,000 SqFt, 33' to the Eaves, 8" Curbs, Gravel Floors, Steel Frame, 25' Between Poles, Holds 63-66,000 Tons

MISC FEATURES

Well and Septic, Security Cameras, Door Alarm in Office

The information contained in this brochure is from reliable sources and is believed to be correct but it is not guaranteed.

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REMARKS

This 19.67 acre parcel is prominently located close to I-5 is packed full of business potential. The property features a split level office building that includes a bathroom, kitchenette, and a garage. The 9,600 SqFt shop building has 4 doors, an elevated tool room, a bathroom, and 240V Power. Behind the shop is a large wash pad. A large 45,000 SqFt hay storage barn stands at 33' to the eaves and is framed with steel. This barn has an impressive 6,300 to 6,600 tons of straw storage!

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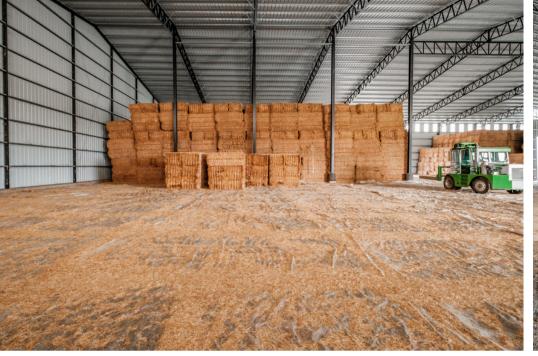


























PROPERTY MAPS

PROVIDED BY LAND.ID







COUNTY INFORMATION

LIST PACKET (S) PROVIDED THROUGH COUNTY RECORDS



SOIL REPORT

PROVIDED BY ACRE VALUE





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