

COMMERCIAL PROPERTY FOR SALE

1180 W 4th
Colby, KS

\$54,900

LEGAL DESCRIPTION

LOTS 8-10 BLOCK 14 GILMORE & LARSON ADDITION TO THE CITY OF COLBY, THOMAS COUNTY, KANSAS

GENERAL INFORMATION



BUILDING SIZE: 1,736 SQ FT

AGE: 1940

2009 TAXES: \$1,873.28

CONSTRUCTION: Frame

LAYOUT:

- 2 Offices 10' x 10'
- Lobby 24' x 10'
- 2 Restrooms
- Work bay 25' x 16'
- Work bay 28' x 14'
- Storage 25' x 17'

INFORMATION:

- Attached garage and 2 semi trailers for extra storage. Semi trailers have shelves and lock.
- 2 over head doors on building (10' x 10' and 10' x 8')
- Newer roof
- Newer carpeting, tile ceiling, bathroom, and interior paint
- 2 furnaces 4-5 yrs old and 80% efficient
- Outside hydrant on South side of building
- Central Air

Use your imagination! This building has LOTS of potential with office, shop, and storage! Call Terry today!



STOCK REALTY & AUCTION CO.

Land Brokers and Auctioneers

390 N. FRANKLIN, SUITE 100

COLBY, KS 67701

OFFICE: 785-460-SOLD (7653) FAX: 785-460-7658

TERRY STOVER, LISTING AGENT

www.stockrealityandauktion.com tstover@stockra.com



Cell- (785) 626-2082



Information was obtained from sources deemed reliable, but Broker makes no guarantees as to accuracy. All prospective buyers urged to fully inspect property and rely on their own conclusions.