

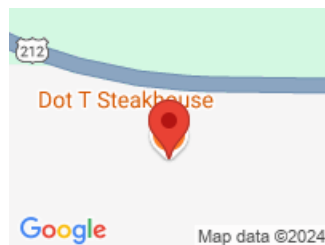
# 35222 US-212 FAULKTON SD 57438

<https://jarkrealestate.com>

\$ 350,000



- Commercial
- Commercial
- Active



## CALL US NOW

Phone: 605-725-2228

Email: [office@jarkrealestate.com](mailto:office@jarkrealestate.com)

Address: 221 S 1st Street Aberdeen, SD



## BASIC FACTS

**MLS #:** 24-852

**Date added:** 10/24/24

**Post Updated:** 2024-10-29 00:53:39

**Type:** Commercial

**Status:** Active

**Area:** 4244.00 sq ft

**Lot Size:** 4.62

**Year built:** 2005

**Public Remarks:** THIS SPACIOUS 4,244 SQ FT PROPERTY IS AN INCREDIBLE INVESTMENT OPPORTUNITY FOR A RANGE OF COMMERCIAL OR RESIDENTIAL USES. THIS BUILDING SITTING ON 4.62 ACRES, PLUS 2/3 OWNERSHIP AS TENANTS IN COMMON IN LOT 5. OFFERS AN EXPANSIVE INTERIOR WITH HIGH CEILINGS, AND AN OPEN FLOOR PLAN MAKES IT IDEAL FOR VARIOUS BUSINESS OPERATIONS OR CREATIVE CONVERSIONS. CONVERSION POSSIBILITIES: RESTAURANT, HOMESTEAD WITH ROOM FOR LIVESTOCK, GAS STATION, AUCTION HOUSE, MANUFACTURING FACILITY, WAREHOUSE, DEALERSHIP, HUNTING LODGE, ETC. AMPLE PARKING, EASY ACCESS TO MAJOR HIGHWAY, STRONG STRUCTURAL INTEGRITY. DON'T MISS OUT ON THIS RARE OPPORTUNITY TO OWN A VERSATILE COMMERCIAL PROPERTY WITH ENDLESS POSSIBILITIES!

## PROPERTY DETAILS

**For Sale/Lease:** For Sale

**Area Desc:** Rural Acreage

**Possession:** Close Of Escrow



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# FEES&TAXES

**Taxes:** \$ 2,554

**Tax Year:** 2023



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