Prime Multi-use Real Estate, Cadillac MI

Primo's BBQ | 916 S. Mitchell St, Cadillac, Michigan

$499,900



Description

Prime real estate opportunity on the south end of Downtown Cadillac. There are a total of three separate buildings, all located on a sprawling 2.25-acre parcel offer room for expansion. The main building offers close to 4,000 sq ft and features a kitchen area adequate for a bustling deli, plenty of coolers for beverages, a snack and retail area, and plenty of seating. The back portion of the building is currently used for an intimate, small gathering place. Just outside the back entrance is the one-of-a-kind, 2880 sq ft renovated Greenhouse event center. The Greenhouse features brand-new roof panels, a stamped concrete floor, and radiant heaters, creating a warm, fun, and inviting atmosphere that can be used for a variety of business purposes. There is an outdoor walk-in freezer and a walk-in cooler. The third building is a 30' x 40' pole building for storage. The large lot has high visibility from Mitchell Street, with two access points, and offers convenient back-street access as well. The sale includes all equipment, furniture, and fixtures. The property is currently an owner-operated deli, Texas-style BBQ, and the Greenhouse Event Center. The opportunities are endless at this location, including a sales location for anything that requires a small showroom and indoor display. The business in place offers a new owner a jump start on a well-established business that the community loves. A Class C liquor license is available for an additional cost. The buildings were all constructed around 2010, so come bring your ideas and own everything that is here for a fraction of the cost of new construction!

Property Highlights

- Prime location, on the south end of Mitchell St, downtown Cadillac
- Investment opportunity features 3 buildings and 2.25 acres of prime real estate in Downtown Cadillac, offering diverse business prospects.
- This is a rare chance to continue operating an established business or to introduce your vision and contribute to the ongoing growth in Cadillac, MI.

Summary

Asking Price	**$499,900**
Total Available Space	**6,850 SF**
Land Size	**2.25 Acreas**

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Listing / Property Details

Asking Price	**$499,900**
Total Available Space	6,850 SF
Land Size	2.25 Acreas
Listing Price Per SF	$72.98
Cap Rate	N/A
Real Estate Taxes	$14,420
Building Class	A
Property Type	Commercial
Sub Type	Retail
Zoning	Commercial
Building Status	Existing
Building Size	
Number of Buildings	3
Floors	1
Year Built / Renovated	2010
Primary Construction	Frame
Parcels	1
County	Wexford
Possession	At Close
Signage	No
Vacant	No
Owner Occupied	Yes
Parking	Paved Parking Lot
Terms	Convential Mortgage Commercial Loan Cash



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The Greenhouse features new roof panels, a stamped concrete floor, and radiant heaters, creating a warm, fun, and inviting atmosphere that can be used for a variety of business purposes.

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Equipment List :

Globe Slicer - 1/2 hp, model #3500
Lockwood Warmer model #Ca67.
PF 34 Omcan Deli Wrapper 18"
Beverage-Air Refrigerator sandwich table 67"
Work table - 72"
2 Hand Sinks
Dishwasher w/ Heat booster
3-compartment Sink
True Sandwich Table 60"
McCray Refrigerated Deli Display case 96"
Heat Max Warmer - 24"
4-compartment steam table 67"
Avantco Cooler w/ Stainless Steel worktop - 48"
True 10-tap Beer Cooler
Beverage-Air 4-tap Beer cooler
2 True Pop Display cooler 54"
2 Garland Convection ovens 30" stacked
36" Stainless Steel table
72" Stainless Steel table
Two 48" Stainless Steel tables
Garland Sunfire convection oven
GE residential stovetop/oven
Bunn CW Coffee Maker
Coffee grinder 20" x 60'
Warming Box
5 booths w/ Tables and Attached Benches
14 tables
50 chairs
3 two-door Display Refrigerated Coolers
Cal CS5500 Deli Scale
Walk in Cooler 12' x 16'
Walk in Freezer 8' x 12'






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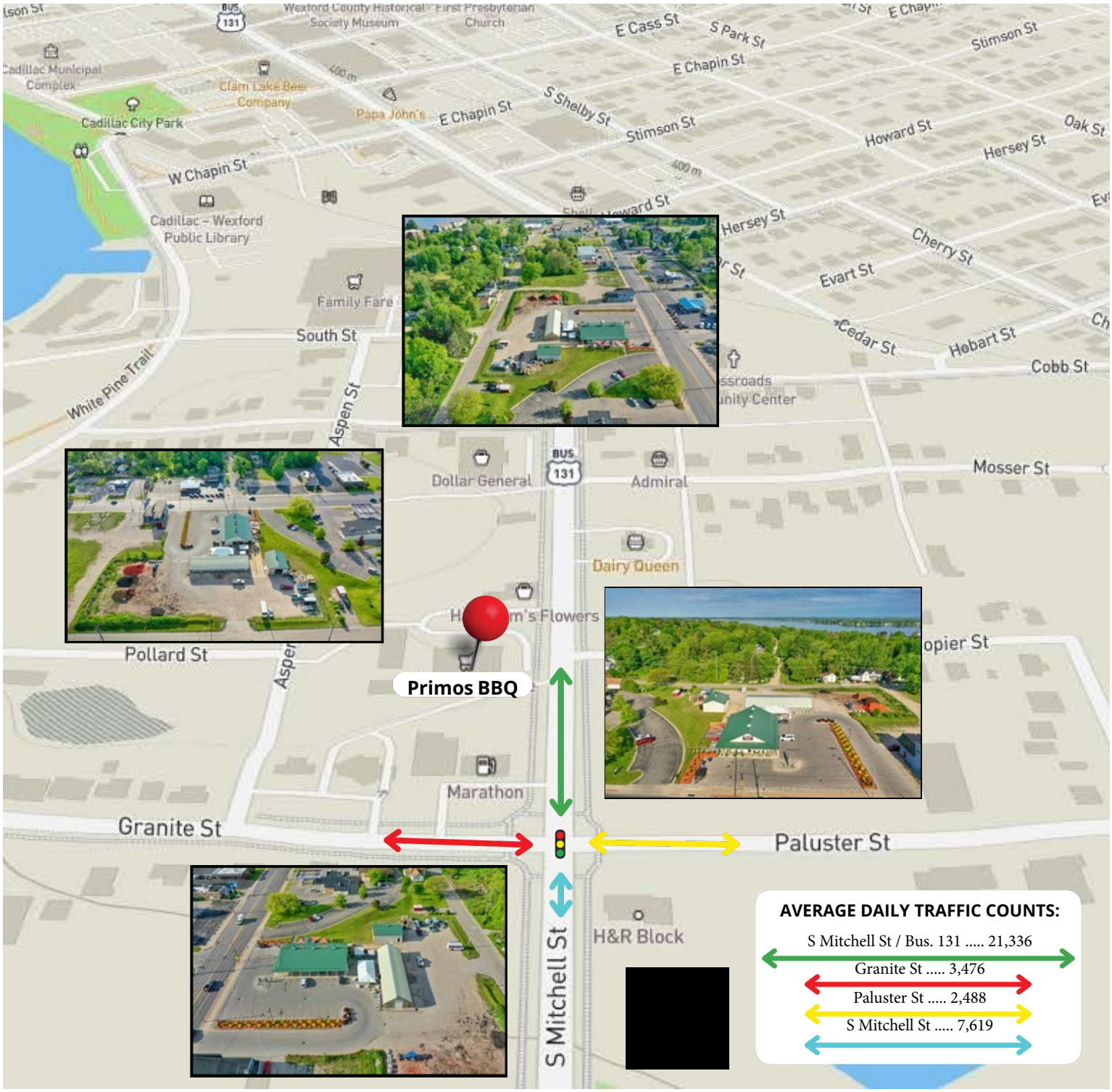

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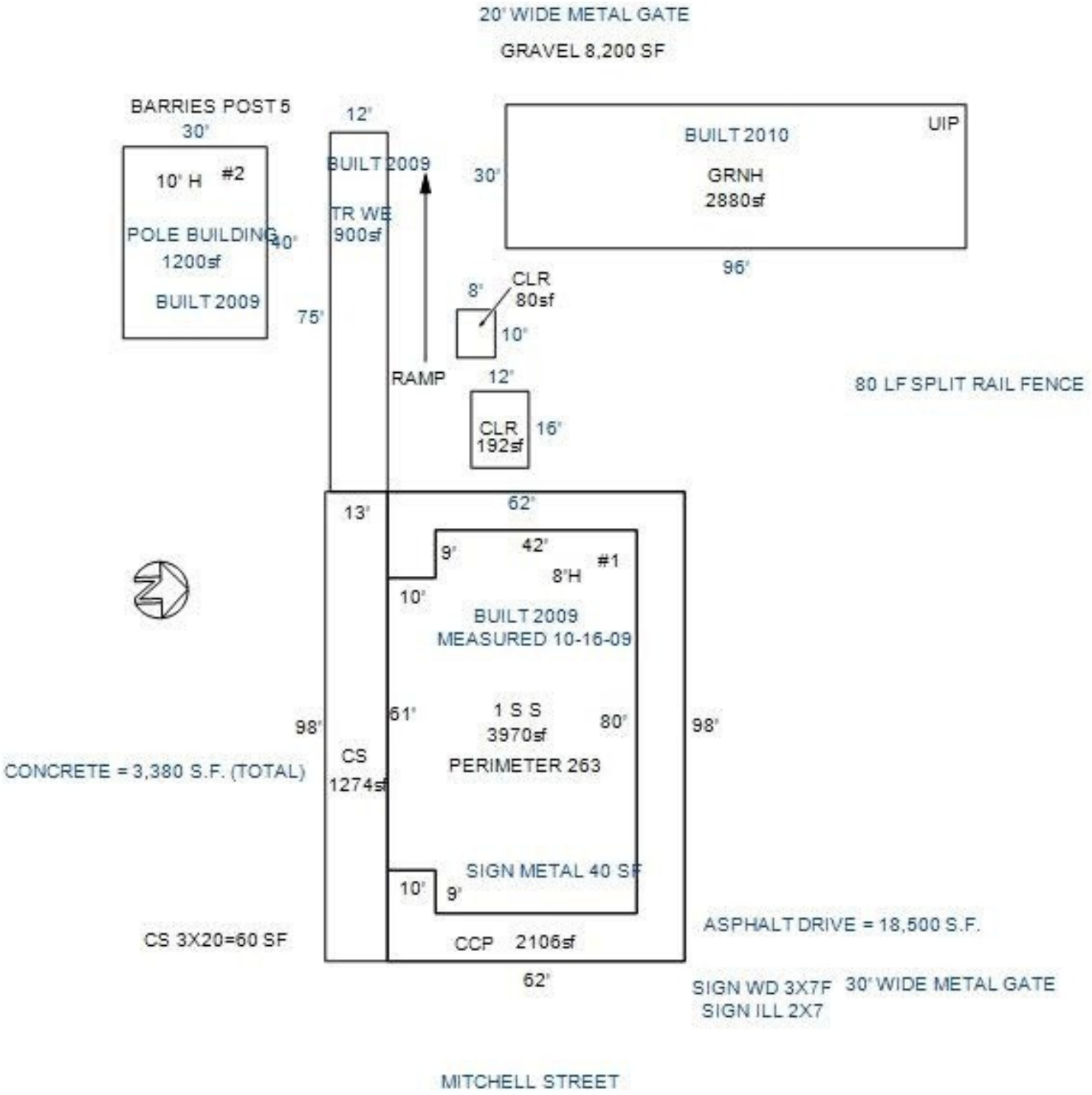

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