



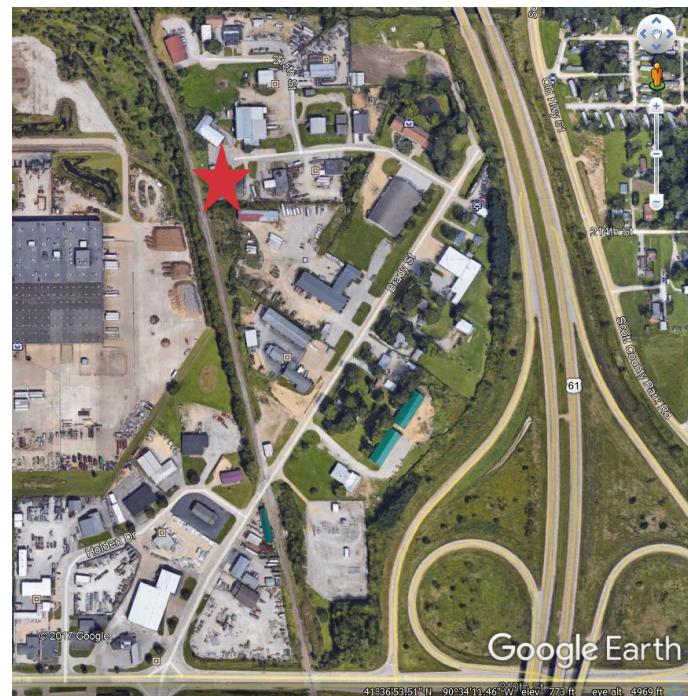
17055 214th Street

Sheridan Township, Iowa 52806

Sale Price: \$199,900

Property Features

- Freestanding industrial building available for sale
- 5,960 SF total; 960 SF office and 5,000 SF shop space
- Grade level overhead door 12'(H) x 14'(W)
- New 480 volt-400 amp, 3 phase with step down transformer to 220 volt, 200 amp single phase
- Radiant tube heat in shop
- Private septic system and share water well
- Easy access to Highway 61 and Interstate 80
- Low county taxes
- Immediate possession



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