

FOR SALE

THE "MERC" BUILDING

6249 W Maine Street | Spirit Lake, WA 83869

Offering Price \$1,550,000

NOI	\$93,000
BUILDING SIZE	±8,000 SF
YEAR BUILT	1907
LOT SIZE	±0.16 Acres (±6,970 SF)
PARCEL NO.	S4500030012A
ZONING	Commercial

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**KIEMLE
HAGOOD**





Historic, fully leased, two story commercial building in the heart of Spirit Lake. "The Merc" has been fully renovated in recent years including upgrades to the HVAC, plumbing, electrical, and mechanical systems. The street level, restaurant space has a commercial kitchen, and the adjacent suite is a well finished bar/retail space. The second floor has several office and retail suites and a full, remodeled kitchen, and three bathrooms. Plenty of street parking on Maine St. as well as private paved parking around back accessible from the alley. City park immediately to the east.



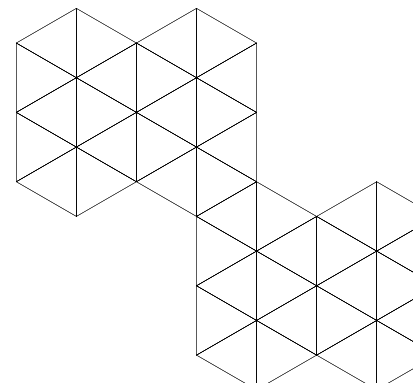
INVESTMENT SUMMARY

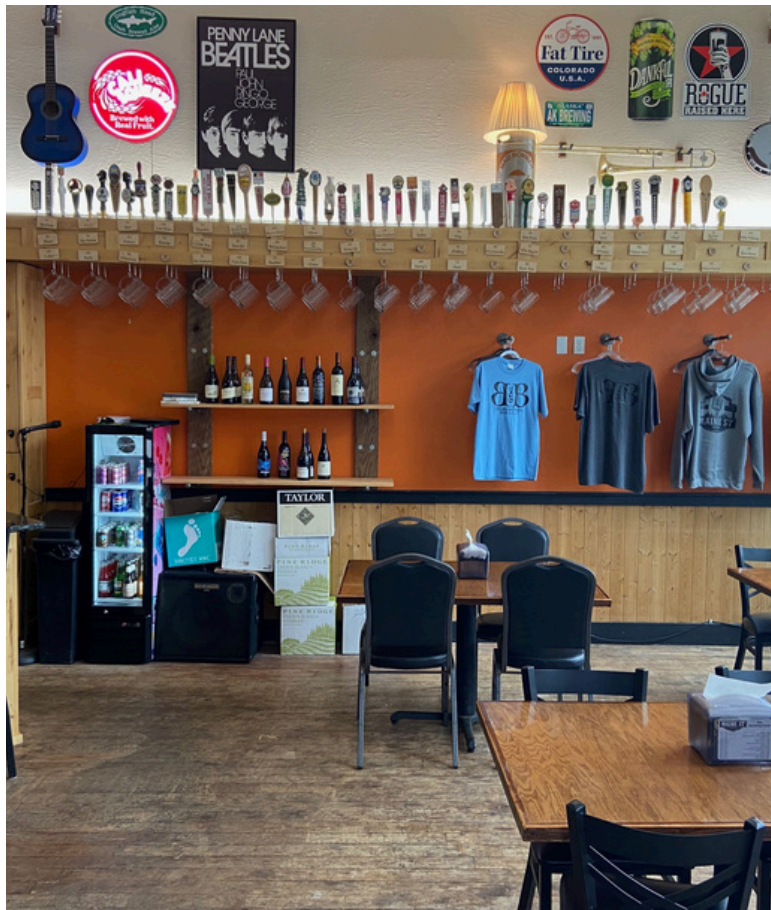
Sale Price | \$1,550,000

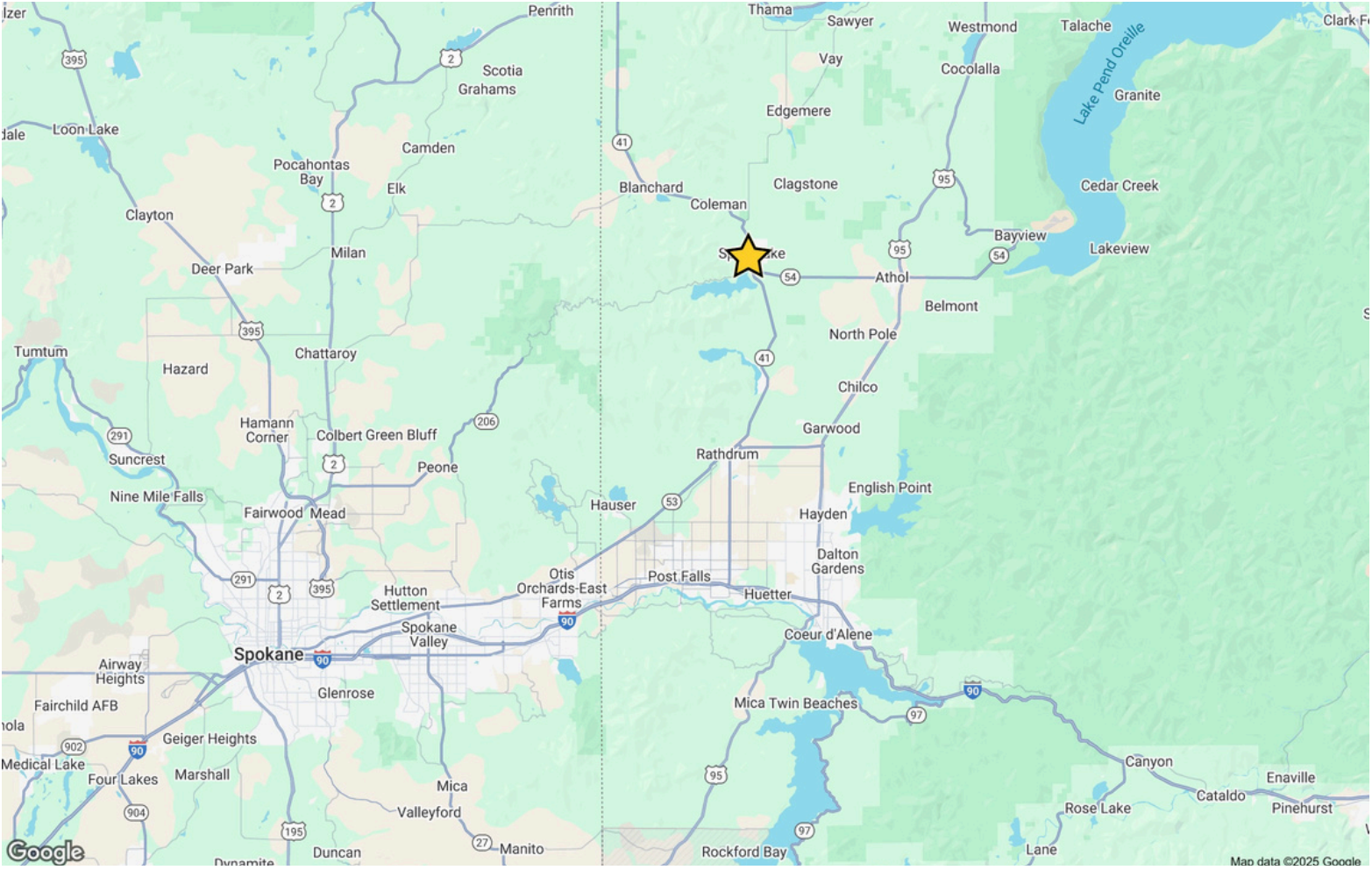
Proforma NOI | \$93,000

Proforma Cap Rate | 6%

Additional financial information available with signed NDA







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[VIEW LOCATION](#)



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 Coeur d'Alene, ID 83814