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# NOLAN SALES LLC

PO Box 486, MARION, WISCONSIN 54950



**222 N MAIN STREET, MARION, WI 54950**

**REAL ESTATE TAXES (2024): \$434.99**

L-7609: Priced to sell, this 1,300+/- sq. ft. commercial building offers a fantastic opportunity for business owners or investors. Located on Main Street in the City of Marion, the property is currently used as a resale shop but is well-suited for a variety of business types. The building boasts new steel and rubber roofing for added durability, along with a new furnace that includes cold air exchange, making it ready for easy air conditioning hookup. With a prime location that ensures both foot and vehicle traffic, this is the perfect spot for your next business venture. Don't miss out on this incredible offer—properties like this won't last long!

**\$35,000.00**



Perry Ave

110

Northeast 1st St