

163 Colorado Street

163 Colorado St | Muscatine, IA | US | Muscatine County
Available SF: 4,000 | Sale Price: \$650,000



CHAMBER OF COMMERCE
ECONOMIC DEVELOPMENT
TOURISM



Property and Area Description

OWNER WANTS TO RETIRE, RESTAURANT IS STILL OPEN. Turn key restaurant in a great up and coming location in Muscatine. Modern facility with Geo Thermal HVAC, stamped concrete floors, banquet room, indoor seating for 92 people, outdoor covered patio seating for 24, spacious greeting area for your customers and 2 large restrooms. The building is a no step entry and parking lot has 45 spaces. 400 Amp electrical service, sprinkler system and a Rinnai on demand gas water heater. Everything is here to run this business or start any type of restaurant. Financials will be provided with a signed confidentiality agreement.

Population



32,911

10 Mile Radius

69,113

20 Mile Radius

387,025

30 Mile Radius

Source: ESRI®, 2024

Households



13,324

10 Mile Radius

27,675

20 Mile Radius

163,497

30 Mile Radius

Source: ESRI®, 2024

Transportation

Rail Served: Unknown

Rail Served By: Unknown

Rail Accessible: Unknown

Rail Infrastructure in Place: Unknown

Utilities

Electric: Muscatine Power & Water

Natural Gas: Alliant Energy

Water: Muscatine Power & Water

Sewer: City of Muscatine

Telecommunications: Muscatine Power & Water

Building Type:	Commercial
Available SF:	4,000
Number of Stories:	1
Expandable:	No
Zoning:	Commercial
Site Size:	1.32 Acres
Year Built:	2014
Former Use:	Restaurant
Specialty Features:	Fiber,Freezer/Cooler
Can Subdivide:	No
Within City Limits:	Yes
Construction Type:	Concrete Block
Sale Price:	\$650,000
Last Updated:	Dec 21, 2023

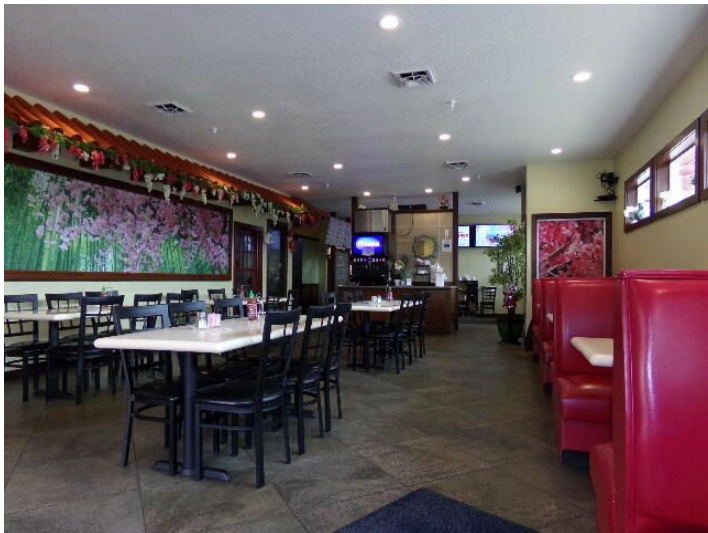
Realtor/Owner Contact

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Property Images





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