

For Sale:

**FORMERLY SPORTS PAGE BAR &
GRILL COMMERCIAL LAND /
BUILDING**

500 E. 1st St. Tea, SD

INCLUDES: FF&E, BUILDING, LAND (2 LOTS), AND STORAGE UNIT

Bar & Grill Building sq. ft.: 6,991

Storage Units Total sq. ft.: 5,880

Includes:

(22) 10 x 20 oversized

(7) 5 x 7

Total (2) Lots sq.ft.: 52,500

Includes Building, Storage Units, and
Volley Ball Court

Sale Price: \$750,000

Includes:

FF & E "As Is"

Remaining Inventory negotiable

Cash/Terms Considered

Immediate Possession

RE Taxes: \$13,740.06 Includes both lots

Year Built: 1995

***The
Professionals
Group, LLC***



3922 S. Western Ave. - Sioux Falls, SD 57105 - 605-275-7650
www.theprofessionalsgroup.com

Business Transfers · Business Valuations · Commercial Sales / Leasing · Ag Sales / Leasing · Business Consulting

This information is deemed reliable. We do not warrant this information; implied or expressed. Age, square footage, income, expenses; all are approximations. Buyers and/or Lessors, should conduct their own investigations and rely on those results.

For Sale:

**FORMERLY SPORTS PAGE BAR &
GRILL COMMERCIAL LAND /
BUILDING**

The Professionals Group, LLC

Comments:

Liquor License

VL License

Private VL area, includes wall mounted TV

Large central Bar area – custom built. 3 mounted TV's above.

9 TV's wall mounted in large dining – bar area.

Large dining/bar area, banquet hall, Full commercial kitchen with all accessories

Four restrooms – two located in bar area and two adjacent to VL and Banquet Hall.

3 wall mounted TV's are located at the extended bar area, and 1 in the banquet hall – both areas have a private entrance.

Large outdoor Volley Ball complex.

Seating is also available on a large recently built outdoor deck.

POS Computer System Leased - assumable—\$11,000 4/1/12

Phone System

Excellent Location - New Sports Complex to be built across the street 2012



All showings must be requested through Broker.

For More Information Contact:

April Boucher, Broker

april@theprofessionalsgroup.com

605-275-7650



***3922 S. Western Ave. - Sioux Falls, SD 57105 - 605-275-7650
www.theprofessionalsgroup.com***

Business Transfers · Business Valuations · Commercial Sales / Leasing · Ag Sales / Leasing · Business Consulting

This information is deemed reliable. We do not warrant this information; implied or expressed. Age, square footage, income, expenses; all are approximations. Buyers and/or Lessors, should conduct their own investigations and rely on those results.



***The
Professionals
Group, LLC***

3922 S. Western Ave. Sioux Falls, SD 57105
605-275-7650 Toll Free 866-275-7650
www.theprofessionalsgroup.com

Business Transfers · Business Valuations · Commercial Sales / Leasing · Ag Sales / Leasing · Business Consulting

This information is deemed reliable. We do not warrant this information; implied or expressed. Age, square footage, income, expenses; all are approximations. Buyers and/or Lessors, should conduct their own investigations and rely on those results.



**The
Professionals
Group, LLC**

3922 S. Western Ave. Sioux Falls, SD 57105
605-275-7650 Toll Free 866-275-7650
www.theprofessionalsgroup.com

Business Transfers · Business Valuations · Commercial Sales / Leasing · Ag Sales / Leasing · Business Consulting

This information is deemed reliable. We do not warrant this information; implied or expressed. Age, square footage, income, expenses; all are approximations. Buyers and/or Lessors, should conduct their own investigations and rely on those results.