



PROPERTY FOR SALE

326 W 8TH STREET
GREGORY, SOUTH DAKOTA



For more
information,
contact:

KYLE CONNOT
LAND SALES AGENT
(402) 340-0493



Offered at \$89,000

HIGHLIGHTS

SITUATED ALONG HIGHWAY 47

1,792 SQ FT BUILDING, MEASURING 56' X 32'

BUILDING COMPLETE WITH CONCRETE FLOORS,
220 POWER, AND PLUMBING FOR WATER & SEWER

PROPERTY COMPRISED OF FOUR SPACIOUS LOTS

GREAT LOCATION TO OPERATE A SMALL BUSINESS,
A PERSONAL WORKSHOP, OR STORAGE SPACE



VISIT US AT:

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PROPERTY INFORMATION

326 W 8TH STREET
GREGORY, SOUTH DAKOTA

Partial legal description obtained from Gregory County Assessor: LOTS 7-10 LESS HWY BLK 36 OT GREGORY.

PROPERTY DESCRIPTION:

Discover a unique opportunity with this property, featuring a 1,792 sq ft building, measuring 56' x 32' on four spacious lots. Situated along Highway 47, this property boasts prime exposure and easy accessibility, making it ideal for anyone looking to invest in a multi-purpose commercial space. This space is perfect for storing your camper, boat, farm equipment or outdoor recreational gear, but its uses go beyond just storage. With its prime location and easy access, it could serve as an ideal shop for an automotive or small machinery repair business, a woodworking or welding shop, or a base for a contracting or landscaping company. Whether you're looking for a location to operate a small business, a personal workshop, or simply extra storage space, this property has the versatility to accommodate.



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