

# 15 S VANN STREET

PRYOR, OK 74361 | MLS #: 1500505

**\$265,000** | 3 BATHROOMS | 5,055 SQUARE FEET



Large 1023451

Slide 1023452

Slide 1023450

View Online: <http://15svannstreet.homeis4sale.com>  
For Instant Photos: Text 106890 To 415-877-1411

Slide 1023453

Listing to include building only. Business will remain operational in a new location following the sell. Commercial building located near HWY 20 south of Downtown Pryor. Business will continue to operate post sale. Zoned for Retail use. Front reception area & 2 offices in front of building work space in the center of building & the back of the building contains an office with a kitchenette, private restroom & storage area. Zoned as Retail TRD. Could be used for various different business operations. Interior walls could be removed to allow for larger areas inside if needed. Total area under roof approximately 5,000 square feet according to previous appraisal. Building has 2 side entry walk through doors and both have good lighting. Ten foot door opens to unfinished storage area for loading etc. Call, text or email with any additional questions!

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- Ethernet cable wired
- Zoned heating and air with 2 units
- Metal construction
- Good Parking
- 2013 taxes were \$1,842
- Zoning is Retail TRD
- Unfinished interior storage area
- Building would serve many different business operations.

## AGENT INFORMATION

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## FINANCING QUESTIONS:

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Disclaimer: All information deemed reliable but not guaranteed.