

\$475,000 - 45772 Magnus Place, Concrete

MLS® #2169658

\$475,000

0 Bedroom, 0.00 Bathroom,
Business/Commercial on 0.27 Acres

Concrete, Concrete, WA

Revitalization Opportunity! Historic building featured in films w/ possible preservation incentives & great visibility from Main St/Hwy 20. Overlooks city park. 2 story 13,000sf reinforced concrete building designed for 3rd story addition. Includes: EPDM roof (2013), auditorium w/ pews & back-stage, apartment, dormitory, high ceilings, tall windows, original architectural finishes throughout- most reusable/salvageable. Solid building shell in great location w/ tons of sweat equity potential.

Extensive list of approved uses- see supplements. Don't judge a book by it's cover and come see for yourself all the potentiality here - seriously.

Built in 1925

Essential Information

MLS® #	2169658
List Price	\$475,000
Sale Price	\$225,000
Bathrooms	0.00
Acres	0.27
Year Built	1925
Type	Business/Commercial
Sub-Type	Commercial Industrial
Status	Sold

Community Information

Address 45772 Magnus Place



Area	845 - Concrete & Up River
Subdivision	Concrete
City	Concrete
County	Skagit
State	WA
Zip Code	98237

Amenities

Parking Spaces	4
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Interior

Interior Features	Concrete, Fir/Softwood
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Exterior

Exterior Features	Cement/Concrete
Foundation	Poured Concrete

Additional Information

Days on Market	653
Cumulative Days on Market	653
Days on Website	334