## Potential Lg Truck Stop/RV Park - 36 Acres

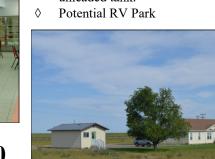


## On Highway 93 Hollister, ID





- ♦ 5000 square foot building
- ♦ Cinderblock, wood, metal construction
- ♦ Metal roof
- ♦ Excellent condition
- ♦ 2 offices, 2 walk-in display coolers, 1 walk-in freezer, 1 reach-in display freezer
- ♦ Excluded is soda dispensers, ice cream case and store items.
- ♦ Beer & wine license included
- Unfinished area for men & women's restroom and shower rooms. Most materials are on site to finish the shower rooms.
- ♦ Laundry room capacity for 4 washers and 2 dryers.
- ♦ Fuel Center: 1-12000 gallon regular unleaded tank, 1—4000 gallon diesel tank, 1—8000 gallon premium unleaded tank.





- ♦ 7000 square foot building
- ♦ Metal frame/siding
- ♦ Completely finished interior
- ♦ 2 heating/cooling units
- ♦ Misc. glass showcases
- ♦ Office with private restroom
- ♦ Restroom facilities for men & women
- Large truck receiving area with overhead door.



**Home & Facilities** 

- ♦ 36.398 +/- Acres
- ♦ Shop is 1500 square feet with 12'x14' door, electric heat.
- Manufactured home is on a permanent foundation and is 2300 sq.ft. with 3 bdrms, 2 baths & an office.
- Small one room cabin with bathroom.
- Propane tank for propane sales.

For showing of the property call: Bob Jones, Broker 208-733-0404 208-308-6060







Priced at: \$1,600,000