



Goodman Realty Company



801 Grand Ave, Akron, Colorado, 80720

Storage unit business for sale! There are 69 units in total at this location. The current owner has made several updates to the units over the years. One of the buildings was built in 2016 and added on to in 2019. Included with these units are 9.9 acres of undeveloped ground. There is also a potential to add another 14-20 units to rent out that is not included in the 69. There are a few other storage buildings and RV bays that are not included in that 69. Another great opportunity with the 9.9 acres is you could expand your business over the years! Seller will also sell his other units for sale located just off Highway 34 in a package deal if a buyer wants more!

Tax				
Year	Tax	Change	Tax assessment	Tax assessment change
2020	\$ 2,277	0.00 %	\$ 0	0.00 %

LAND INFORMATION:

Total acres	: 10.71
Lot Size	: 99999.99

BUILDING INFORMATION:

Year Built	: 1986
Year Remodeled	: 0
House Construction	: Metal Frame
Exterior Finish	: Metal
Roof	: Metal
Flooring	: Concrete
Number of Floors	:
Floor area (Lower)	: 0
Floor area (Main Level)	: 0
Floor area (Upper)	: 0
Floor area (Total)	: 0

CONVENIENCE: