

RESTAURANT FOR SALE

175 S. Kendall St. | Battle Creek, MI 49037



Free Standing Restaurant in a Great Location

Building Size: 6,037 SF
Land: 1.489 Acres
Zoning: T4 Downtown Commercial
Parking: 23 Spaces
Built: 1903
Remodeled: 2017
Reduced Price: \$499,000 (\$625,000)

Details:

The former Fire Hub restaurant offers approximately 3,756 SF of ground floor restaurant space, with additional space available on the 2nd floor for office, apartments, or restaurant expansion, bringing the total available space to 6,037 SF.

This unique, one-of-a-kind historical building was built in 1903 as a city fire station and was completely gutted and remodeled in 2017. The previous overhead doors were replaced with glass windows leading to an outside dining area with a retractable canopy. Full kitchen equipment and a pizza oven are negotiable, and a liquor license is available. The property also features 3 walk-in coolers.

This extraordinary property combines historical charm with modern functionality, making it a prime opportunity for various uses.

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NAI Cressy

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Samuel Cressy
Broker

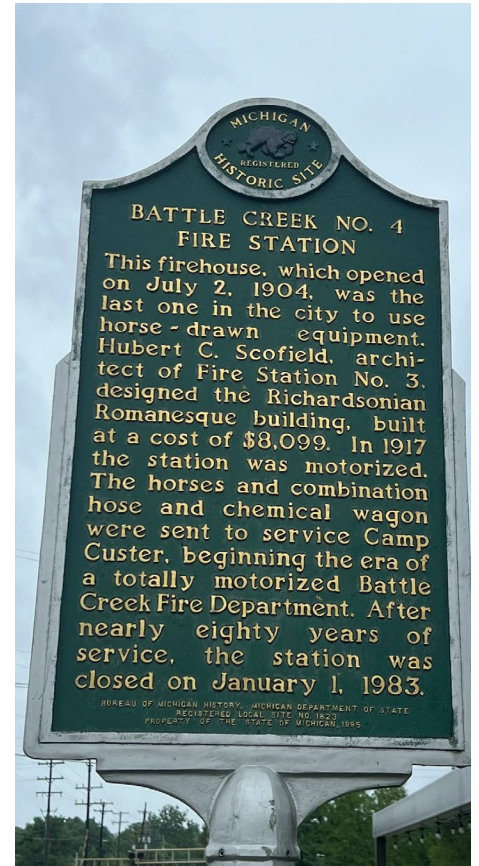
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EXTERIOR PHOTOS

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INTERIOR PHOTOS

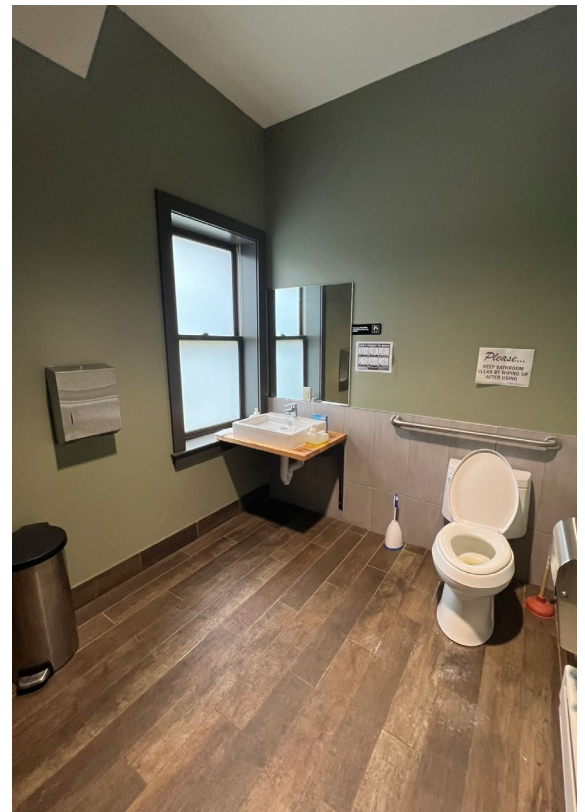
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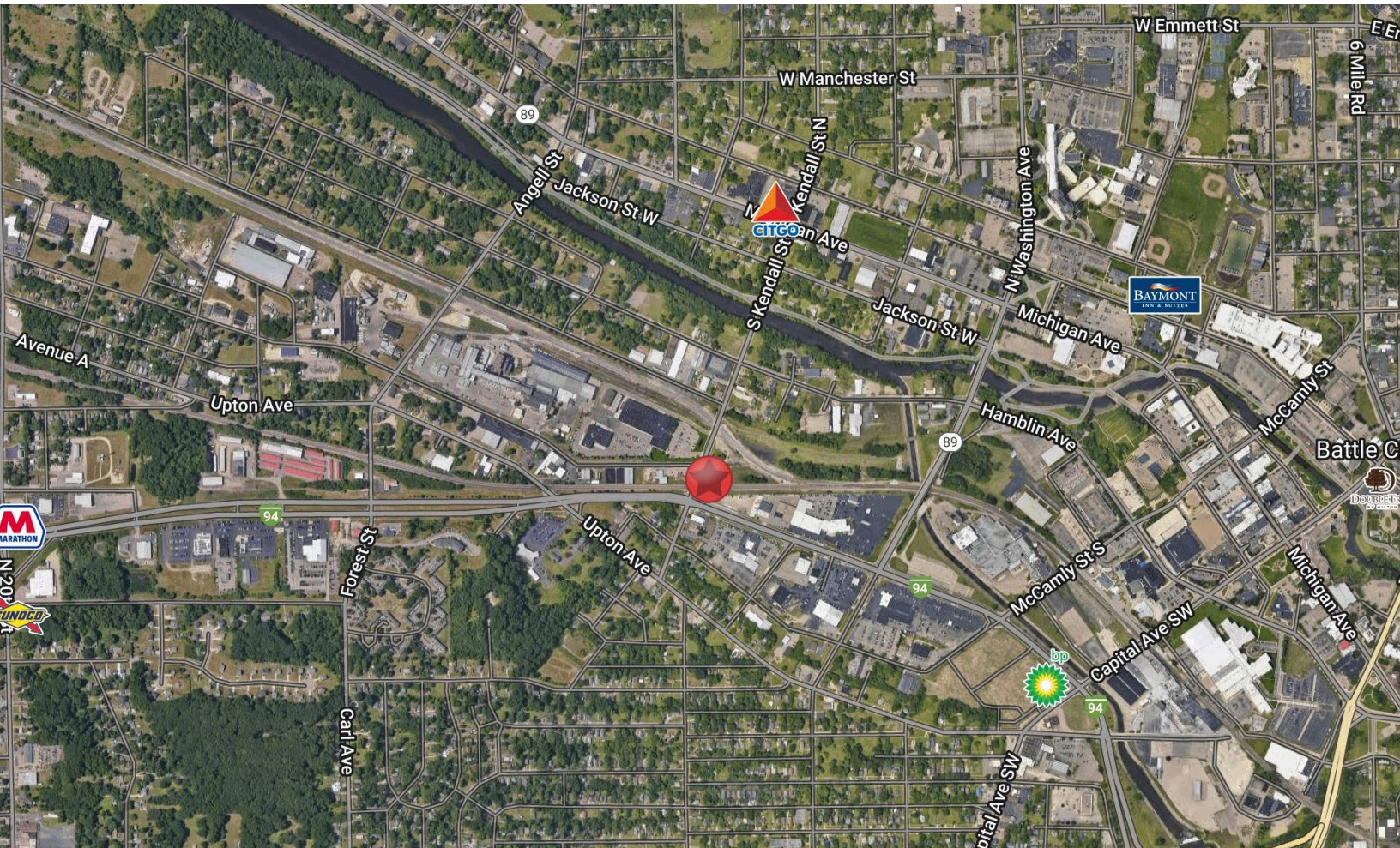
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LOCATION OVERVIEW

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Battle Creek is a unique tourist spot. It is a charismatic riverside city on the banks of Battle Creek and Kalamazoo rivers. It is known for its rich history and culture, diverse wildlife, and incredible natural beauty.



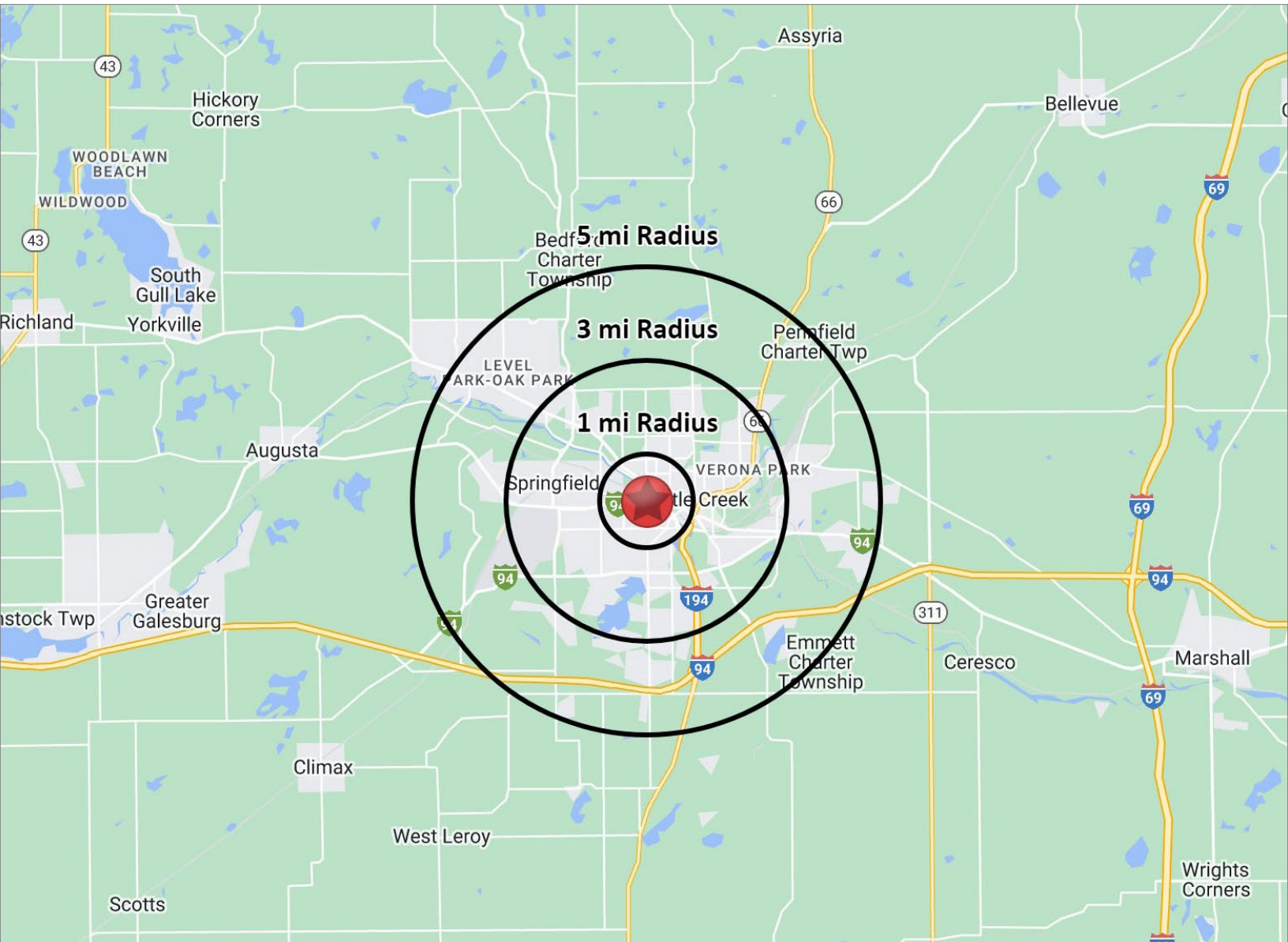
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POPULATION

1 MILE	7,751
3 MILE	51,443
5 MILE	78,613



NUMBER OF HOUSEHOLDS

1 MILE	2,972
3 MILE	21,032
5 MILE	32,688



AVERAGE HOUSEHOLD INCOME

1 MILE	\$57,895
3 MILE	\$74,539
5 MILE	\$81,666



MEDIAN HOME VALUE

1 MILE	\$76,211
3 MILE	\$121,629
5 MILE	\$145,763