



Budget One Motel

309 8th Avenue SE, Watertown, SD 57201

Property Features

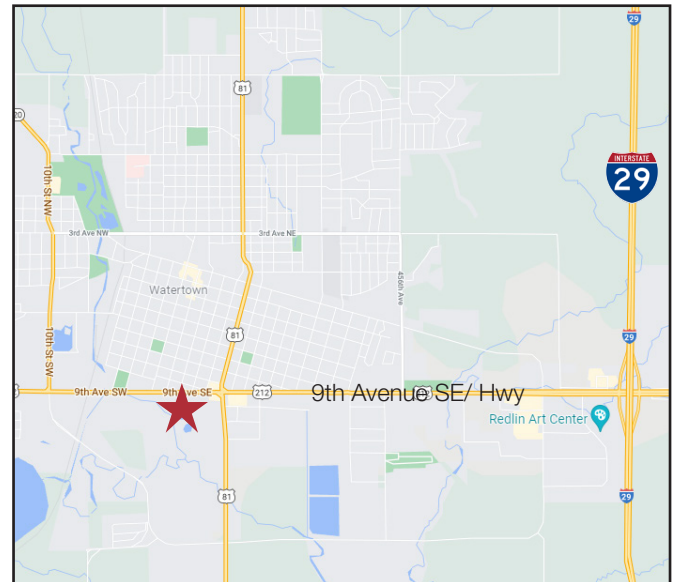
- 40-room motel
- Manager's quarters: 2 bed/ 1 bath
- Apartment: 3 bed/ 1 bath
- Large storage area in back
- Building size: 12,512 sq. ft.
- Lot size: 1.07 acres (46,875 sq. ft.)
- Annual occupancy: TBD
- ADR: TBD
- 2021 Projected Revenue: \$315,000
- Year built: 1948
- Renovated: 2016
- Ample surface parking available
- **All showings must be set up by broker**

Pricing

- List Price: \$920,000
- \$23,000/per key
- Price includes FF&E
- 2021 Real Estate Taxes: \$5,655
- Financials available upon request

Location

- Located near the intersection of Hwy 212 & Hwy 281
- Area neighbors include: Super 8 By Wyndham, Walgreens, McDonald's, Zesto



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For Sale
Hotel



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