



**Jett Blackburn  
Real Estate Inc.**



**1223 Hines Blvd, Burns OR 97720**

**\$375,000**



Contact Card

Presented by  
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## **BUSINESS OPPORTUNITY**

This commercial business property, under the current owners since 1986 and situated at its present location since 2006, features a versatile building with a rich history. Erected in 1967, the 2376 sq. ft. structure boasts a newly adorned front, complete with six windows illuminating a showroom, workroom, multiple storage spaces, and an office. The heating is facilitated by an uncertified wood stove, and additional storage solutions include a spacious covered area and a convenient storage shed.

Strategically positioned adjacent to Hwy 20, the property offers excellent visibility for businesses. Ample paved parking space enhances accessibility for customers. The building has served various purposes over the years, including housing a car lot and hosting diverse enterprises.

The property encompasses three tax lots, totaling half an acre, providing a substantial and well-located space for entrepreneurial ventures. Whether considering the thriving history of the location, the functional features of the building, or the advantageous positioning along a prominent highway, this property presents an appealing opportunity with a currently established business or a range of other business endeavors.

The seller and his agent make these representations in good faith, from personal knowledge and experience. However, the buyer should inspect this property or cause this property to be inspected by knowledgeable persons so that the buyer may purchase without relying upon any representations made by the seller or his agent. Also, unless otherwise specified we, Jett Blackburn Real Estate, Inc. agents, represent the seller on all of our listings.



**ADDRESS:** 1223 Hines Blvd, Burns, OR 97720  
**PRICE:** \$375,000  
**TAXES:** \$2184.05  
**FINANCING:** Cash or Bank Financing  
**YEAR BUILT:** 1967  
**SQ.FT.:** 2,376  
**LOT SIZE:** 0.50 acre  
**HEAT SOURCE:** Wood Stove (uncertified)  
**BATHROOMS:** ½ Bath

**1223 Hines Blvd - VanHise**  
Oregon, AC +/-



 Boundary

# 1223 Hines Blvd - VanHise

Oregon, AC +/-



 Boundary