

FOR SALE



Jett Blackburn
Real Estate Inc.



\$120,000

355 & 359 N Broadway Ave, Burns, OR 97720



**Presented By
Colby Marshall**

Principal Broker – Accredited Land Consultant
United Country Jett Blackburn Real Estate
707 Ponderosa Village, Burns, OR 97720
(C) (541) 413-5772 | (O) (541) 413-5660
colby@jettblackburn.com | www.jettblackburn.com

Broker Info





ADDRESS:	355 & 359 N. Broadway Ave, Burns, OR 97720
PRICE:	\$120,000
TAXES:	\$1,469.19 (2023-2024 tax year)
FINANCING:	Cash or Bank Financing
YEAR BUILT:	early 1900s
SQ.FT.:	2,016 sqft (total) <ul style="list-style-type: none">• 1,616 sqft (newspaper office); 400 sqft (barber shop)
LOT SIZE:	.06 acre
HEAT SOURCE:	Electric heat pump/central air; newer swamp cooler
BATHROOMS:	2 bathrooms (one in each office space)



**Jett Blackburn
Real Estate Inc.**



**355 & 359 N Broadway Ave
Burns, OR 97720**

OWN MAIN STREET STOREFRONT

Welcome to 355 & 359 N. Broadway Ave, where business meets potential in the bustling heart of Burns, Oregon.

355 N. Broadway Ave (newspaper office):

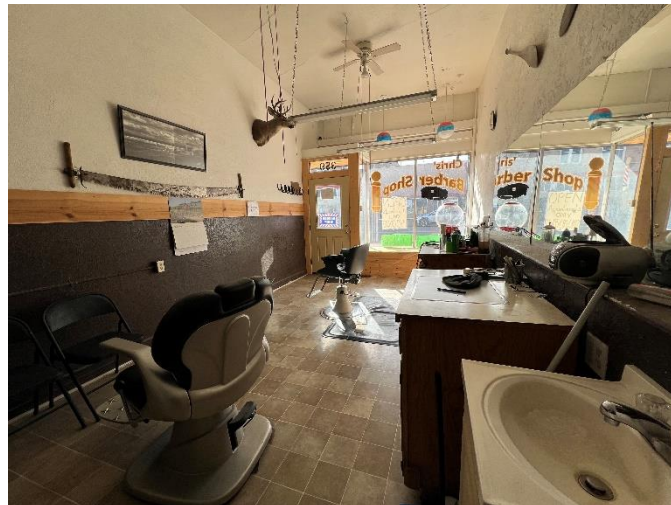
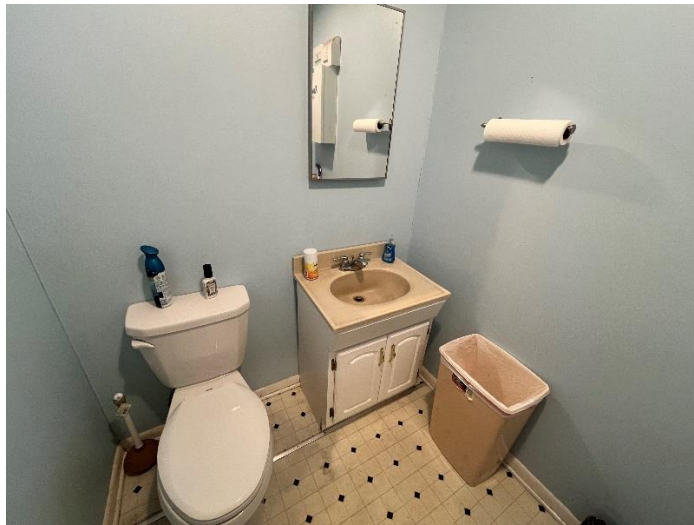
This commercial building offers over 1600 sqft of versatile floor space, ideal for a variety of business endeavors. Boasting a prominent storefront on Broadway Ave, your business will benefit from high visibility and steady foot traffic. The interior layout is flexible and adaptable, allowing for customization to suit your specific business needs and requirements. Additional storage rooms, a bathroom, and built-in shelving add to usability.

359 N. Broadway Ave (barbershop):

Adjacent to the main commercial building, this additional space offers supplementary opportunities for expansion or complementary ventures. Featuring 400 sqft of floor space, this annex provides valuable extra room for storage, offices, or ancillary services. Utilize the separate entrance for added convenience and privacy, catering to distinct business operations or rental opportunities.

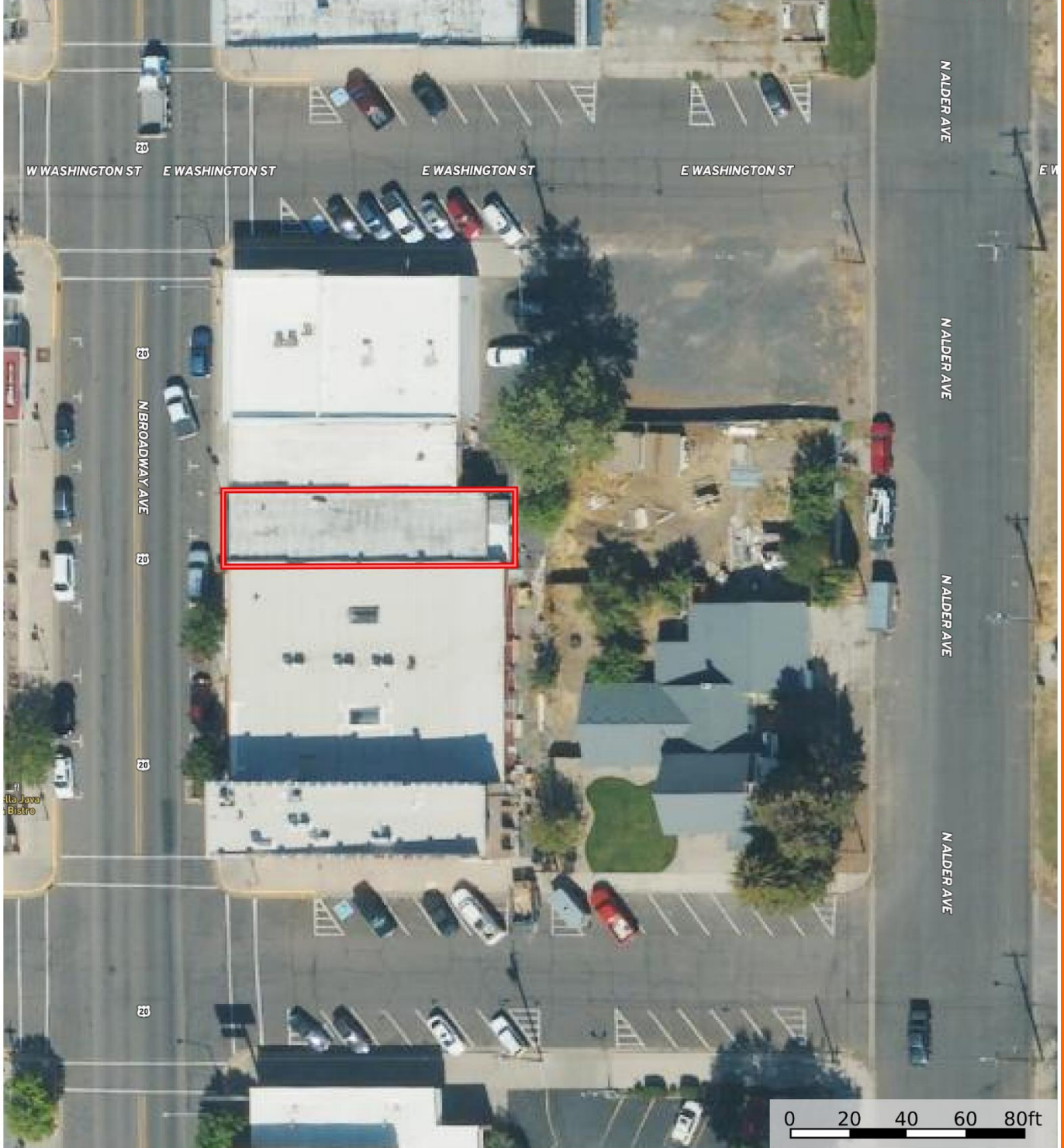
The seller and his agent make these representations in good faith, from personal knowledge and experience. However, the buyer should inspect this property or cause this property to be inspected by knowledgeable persons so that the buyer may purchase without relying upon any representations made by the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

Colby Marshall | colby@jettblackburn.com | (541) 413-5772





355 & 359 N. Broadway Ave, Burns OR 97720
Harney County, Oregon, 0.06 AC +/-



Boundary



355 & 359 N. Broadway Ave, Burns OR 97720
Harney County, Oregon, 0.06 AC +/-



Boundary