

Dollar General

9,204 SF | Jeffersonville, IN



Jim Baker

IN RB14028328

Details

Property Type	Retail	Lease Type	NNN
Tenancy	Single	Square Footage	9,204
Price/Sq Ft	\$67.91	Year Built	1977
Buildings	1	Stories	1
Permitted Zoning	C-1	Lot Size (acres)	1.12
APN	10-19-01-201-063.000-009		

Marketing Description

NNN leased Dollar General Store: currently leased until 07-31-22 at 4,372.50 monthly + 750. monthly for CAM/insurance/property taxes; 52,470 NOI divided by \$625,000 = 8.3952% cap rate; Dollar General has leased this property since 09-17-02 and has said to current owner that it has been one of their better performing stores in the past; 2 additional 5 year options: 08-01-22 to 07-31-27 at \$4,743.74 monthly and 08-01-27 to 07-31-32 at\$5,455.31 monthly.

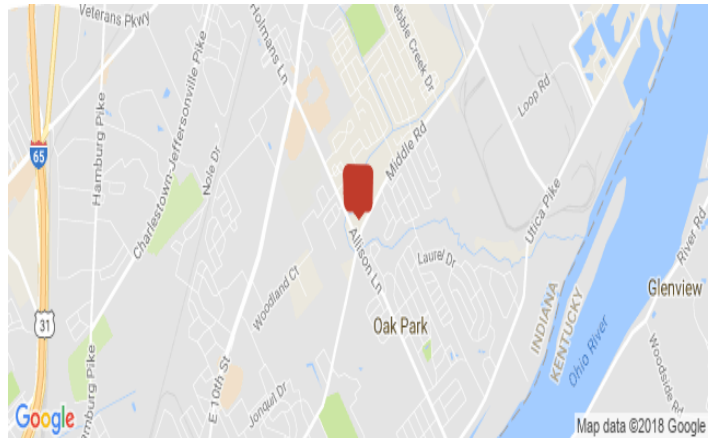
Property Location (1 Location)

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1750 Allison Ln



## Property Photos (4 photos)



## Notes

