

Executive Summary

Fort Mohave, AZ

Narrative: The former Sonic Burger restaurant building is comprised of approximately 1,414 square feet. Some equipment is included in the building. Lot size is approximately 1.09 acres and located near the intersection of Highway 95 and Gemini Street, behind Checker's Auto Parts and Hollywood Video. This property is zoned C-2H. The uniqueness of the subject property is the close proximity to the Smith's Grocery Store and the drive thru facility. The property is surrounded by existing residential and commercial developments. Owner will consider a new loan or cash. Please call listing office for more details. The subject property is being sold "as is".

Address: 1462 Gemini Street
Fort Mohave, AZ 86426
Parcel # 228-02-050

Property:	Commercial Building	1,414
	Lot Dimension (1.09 acres)	170x280
	Land Square Feet	47,480

Price:	\$	399,000.00
Per Square Foot (Building)	\$	282.17
Land per square foot	\$	8.40
Price per acre	\$	366,055.04
Total Price	\$	399,000.00

ELIO S. KHALIFE
FIRST AMERICAN INVESTMENT, LLC
3200 Lakeside Village Drive, Suite 201
Prescott, AZ. 86301
Phone (928) 541-1557
Fax: (928) 541-1561
www.firstamericaninvestment.com

The above information was delivered from a source deemed reliable. We have no reason to doubt the accuracy, but make no representation or warranties, expressed or implied to the accuracy of this information.

SEC. N1/2 22 TN. 19N. RG. 22W.

BOOK 228

MAP 02

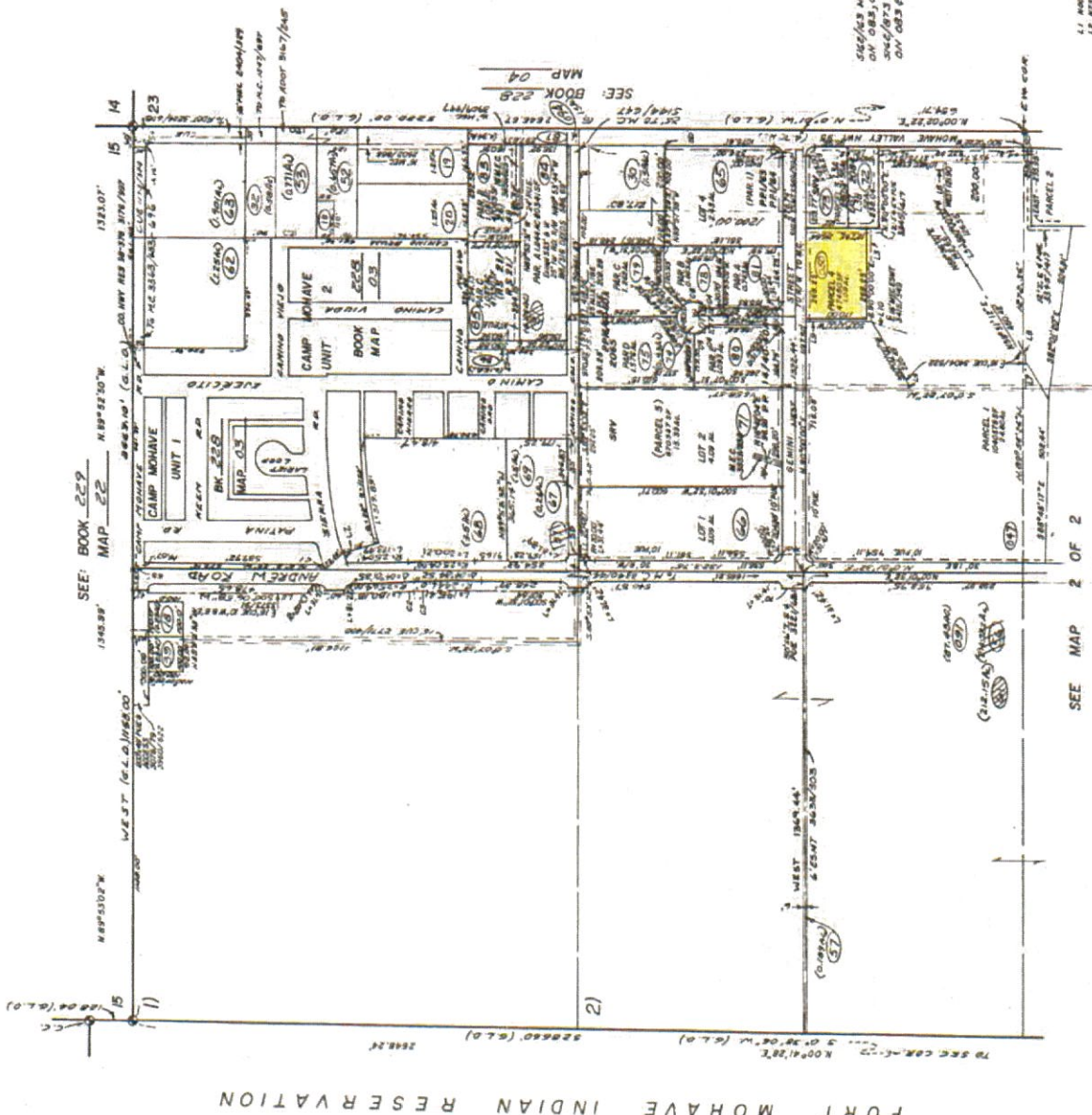
1 OF 2

Code 14821

OLD BOOK 223
MAP 16

1 OF 2

PLAT LOCATION	REC. DATE	REC. NO.
PL 1/153	10/15/79	79-34824
PL 1/154	10/15/79	79-34825
PL 1/155	10/15/79	79-34826
PL 1/156	10/15/79	79-34827
PL 1/157	10/15/79	79-34828
PL 1/158	10/15/79	79-34829
PL 1/159	10/15/79	79-34830
PL 1/160	10/15/79	79-34831
PL 1/161	10/15/79	79-34832
PL 1/162	10/15/79	79-34833
PL 1/163	10/15/79	79-34834
PL 1/164	10/15/79	79-34835
PL 1/165	10/15/79	79-34836
PL 1/166	10/15/79	79-34837
PL 1/167	10/15/79	79-34838
PL 1/168	10/15/79	79-34839
PL 1/169	10/15/79	79-34840
PL 1/170	10/15/79	79-34841
PL 1/171	10/15/79	79-34842
PL 1/172	10/15/79	79-34843
PL 1/173	10/15/79	79-34844
PL 1/174	10/15/79	79-34845
PL 1/175	10/15/79	79-34846
PL 1/176	10/15/79	79-34847
PL 1/177	10/15/79	79-34848
PL 1/178	10/15/79	79-34849
PL 1/179	10/15/79	79-34850
PL 1/180	10/15/79	79-34851
PL 1/181	10/15/79	79-34852
PL 1/182	10/15/79	79-34853
PL 1/183	10/15/79	79-34854
PL 1/184	10/15/79	79-34855
PL 1/185	10/15/79	79-34856
PL 1/186	10/15/79	79-34857
PL 1/187	10/15/79	79-34858
PL 1/188	10/15/79	79-34859
PL 1/189	10/15/79	79-34860
PL 1/190	10/15/79	79-34861
PL 1/191	10/15/79	79-34862
PL 1/192	10/15/79	79-34863
PL 1/193	10/15/79	79-34864
PL 1/194	10/15/79	79-34865
PL 1/195	10/15/79	79-34866
PL 1/196	10/15/79	79-34867
PL 1/197	10/15/79	79-34868
PL 1/198	10/15/79	79-34869
PL 1/199	10/15/79	79-34870
PL 1/200	10/15/79	79-34871



- SCALE: 1" = 300'
- SEE: BOOK 229 MAP 22
- SEE: BOOK 228 MAP 04
- SEE MAP 2 OF 2
- SCALE: 1" = 300'
- 1.1. 1864-44
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