



ROCKLAND GAS STATION

104 Commercial St N, Rockland, WI 54653

SALE



OFFERING SUMMARY

Sale Price:	\$335,000
Available SF:	
Lot Size:	0.45 Acres
Year Built:	1971
Building Size:	3,705 SF
Zoning:	Commercial
Price / SF:	\$90.42

PROPERTY OVERVIEW

With almost two decades of service to Rockland, WI. Here is your opportunity to own & operate an established turn-key business in a growing community. 18 years of successful business and counting, this well-maintained & updated convenience store, diner & gas station has an outstanding customer base with years of solid income history to match. A profitable, secure & predictable investment for anyone wanting to be their own boss. Positioned as the only convenience store & gas station in the municipality, offering multiple avenues of revenue through gaming machines, food, beer, tobacco, lottery, specialty & everyday convenience sales. New construction subdivisions are growing the population in Rockland, increasing business gross sales year over year. All equipment & licenses included in the sale.

PROPERTY HIGHLIGHTS

OTHER RESOURCES

[Commercial Website](#)

CBCWORLDWIDE.COM

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LOCATION OVERVIEW

INTERSTATE I-90 E TO BANGOR EXIT 15 FOR HWY 162. TAKE LEFT ON HWY 162, TURN RIGHT ONTO 17TH AVE NO 3.8 MILES, TURN RIGHT ON TO COMMERCIAL ST, TO PROPERTY ON THE RIGHT.

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