FOR SALE

1010 MARTIN ST, IOWA CITY

$495,000

This 3-story building sits right on Emma Harvat Square, in the heart of the vibrant Peninsula Neighborhood, a 72-acre community with 403 homes, 8 businesses, & over 1,100 residents. For sale is the commercial restaurant space AND residential condo for $495,000. Designed as a neighborhood pub, this property is ready to become the gathering place of the community. Soaring 2 story ceilings, bar and dining space, huge wrap around exterior patio, interior mezzanine all supported by a fully equipped commercial kitchen. It is currently being operated as an Asian noodle restaurant but could easy be converted to your vision. The 2nd floor has additional prep/storage space & office. The 3rd floor is a stylish 2-bedroom 2 bath condo with park views. The unit is currently getting a refresh with new flooring & paint. A new owner will have flexibility to rent the unit or make it their own. Floor plans attached. Unit has OSA and liquor license. Attached courtyard with direct access from commercial space. One car over-sized garage with additional off-street parking. Contact Listing Agent for further details or visit www.peninsulaiowacity.com. Fermob patio furniture is reserved and not included in the sale. HOA is $536.00/building + 30.00/master, per month.

Information deemed reliable, but not guaranteed.

Price:
$495,000

Yearly Taxes:
$13,479.57

HOA:
$566.00 / month

Total Square Feet:
3046 SQFT

Zoning:
OPD5

Traffic Count:
Visible by 301 cars per day on Foster Rd

Directions:
Dubuque to Foster Road to Peninsula Neighborhood. Located on central park, Emma Harvat Square.

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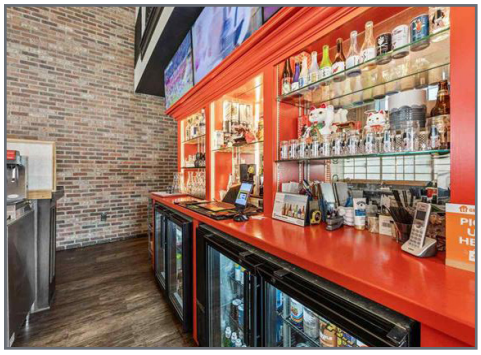

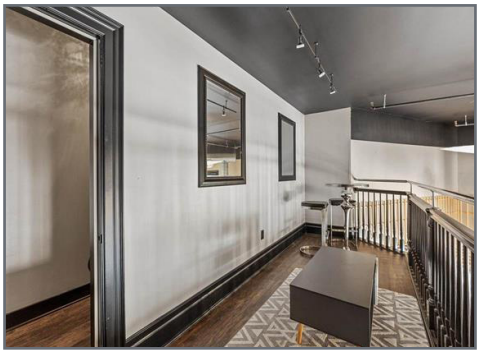

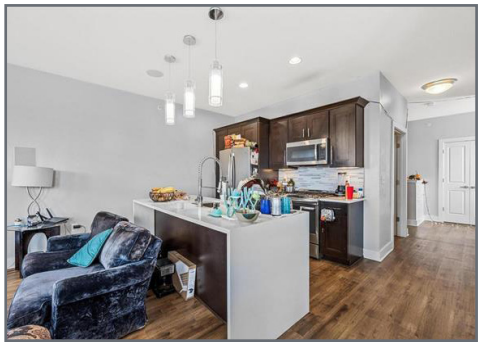

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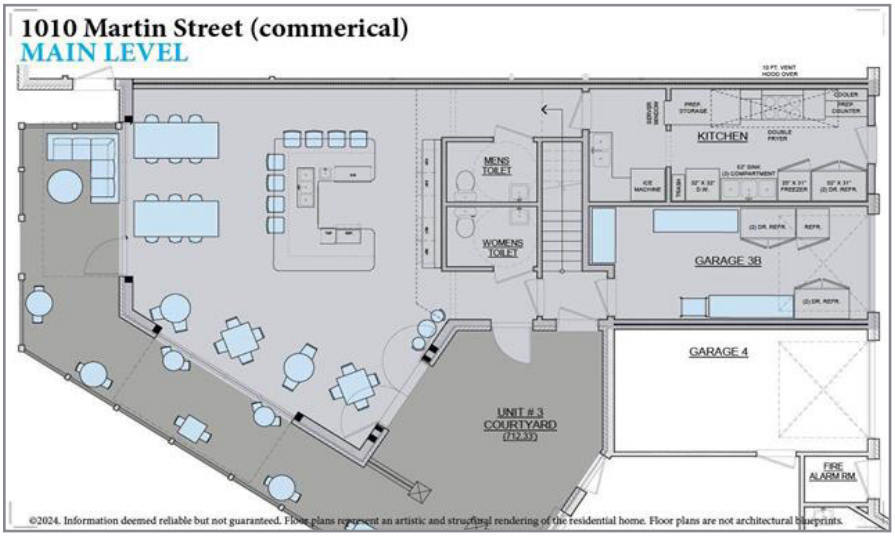

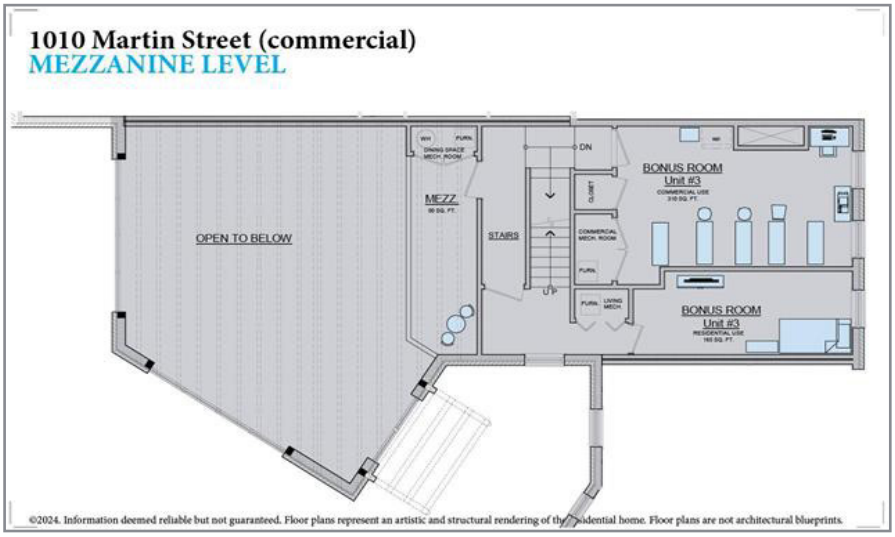

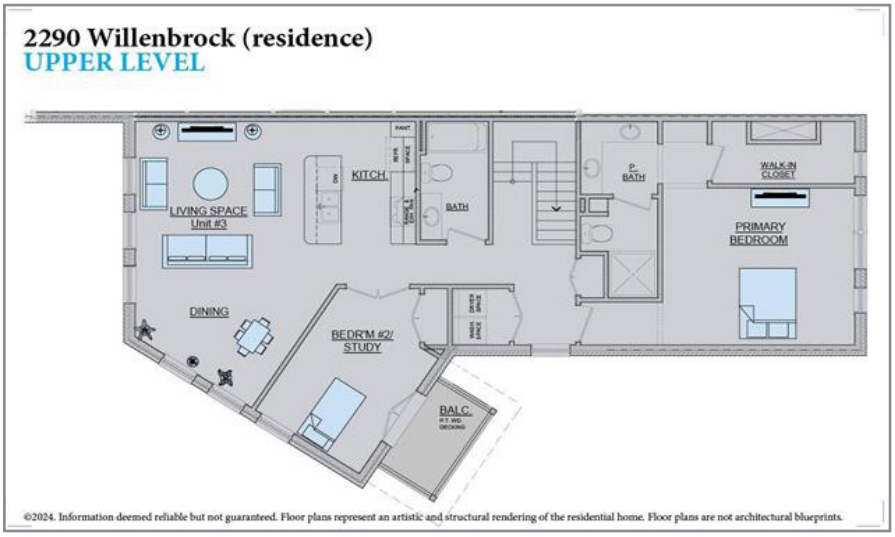

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Populations and People
Total Population
74,828
P1 | 2020 Decennial Census

Income and Poverty
Median Household Income
$50,135
S1901 | 2023 American Community Survey 1-Year Estimates

Education
Bachelor's Degree or Higher
62.0%
S1501 | 2023 American Community Survey 1-Year Estimates

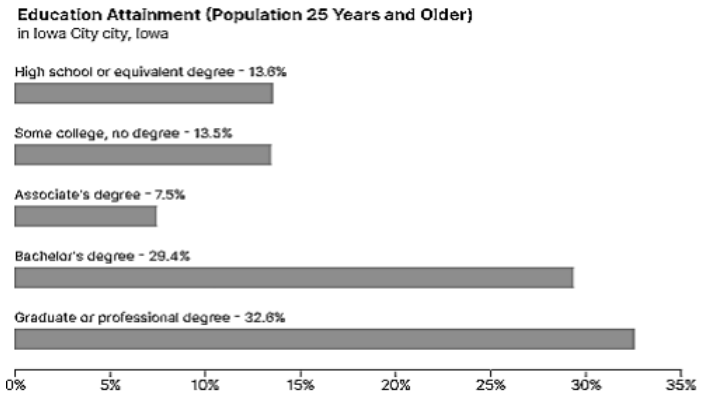
Employment
Employment Rate
65.6%
DP03 | 2023 American Community Survey 1-Year Estimates

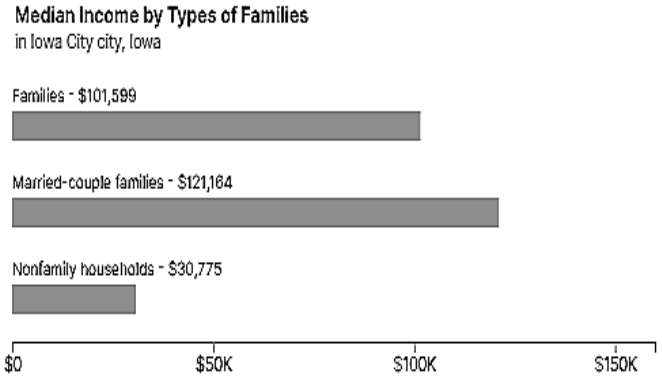
Housing
Total Housing Units
32,854
H1 | 2020 Decennial Census

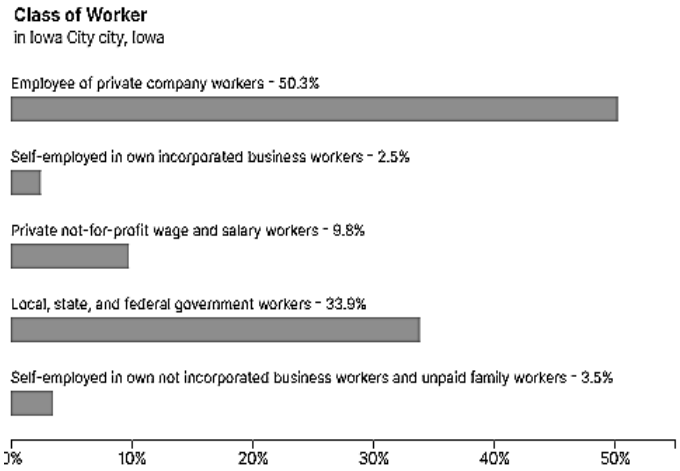
Health
Without Health Care Coverage
6.1%
S2701 | 2023 American Community Survey 1-Year Estimates

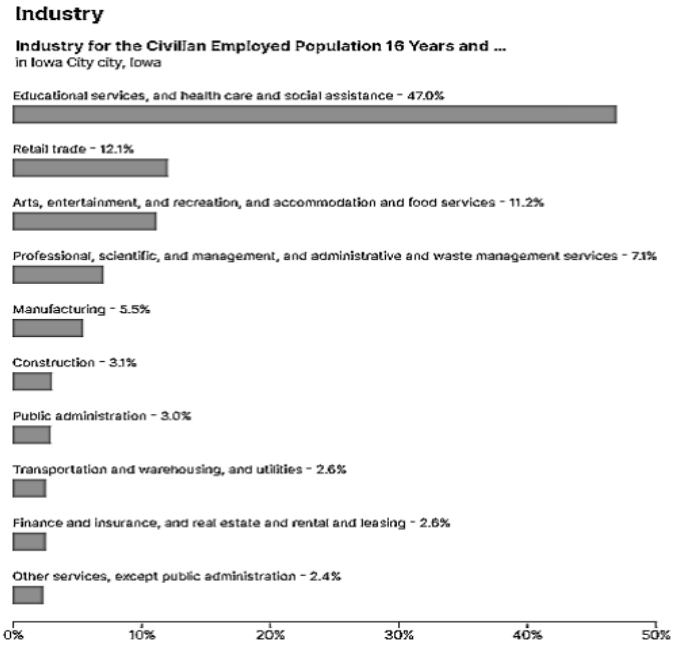
Families and Living Arrangements
Total Households
30,588
DP02 | 2023 American Community Survey 1-Year Estimates

Race and Ethnicity
Hispanic or Latino (of any race)
5,451
P9 | 2020 Decennial Census









United States Census Bureau

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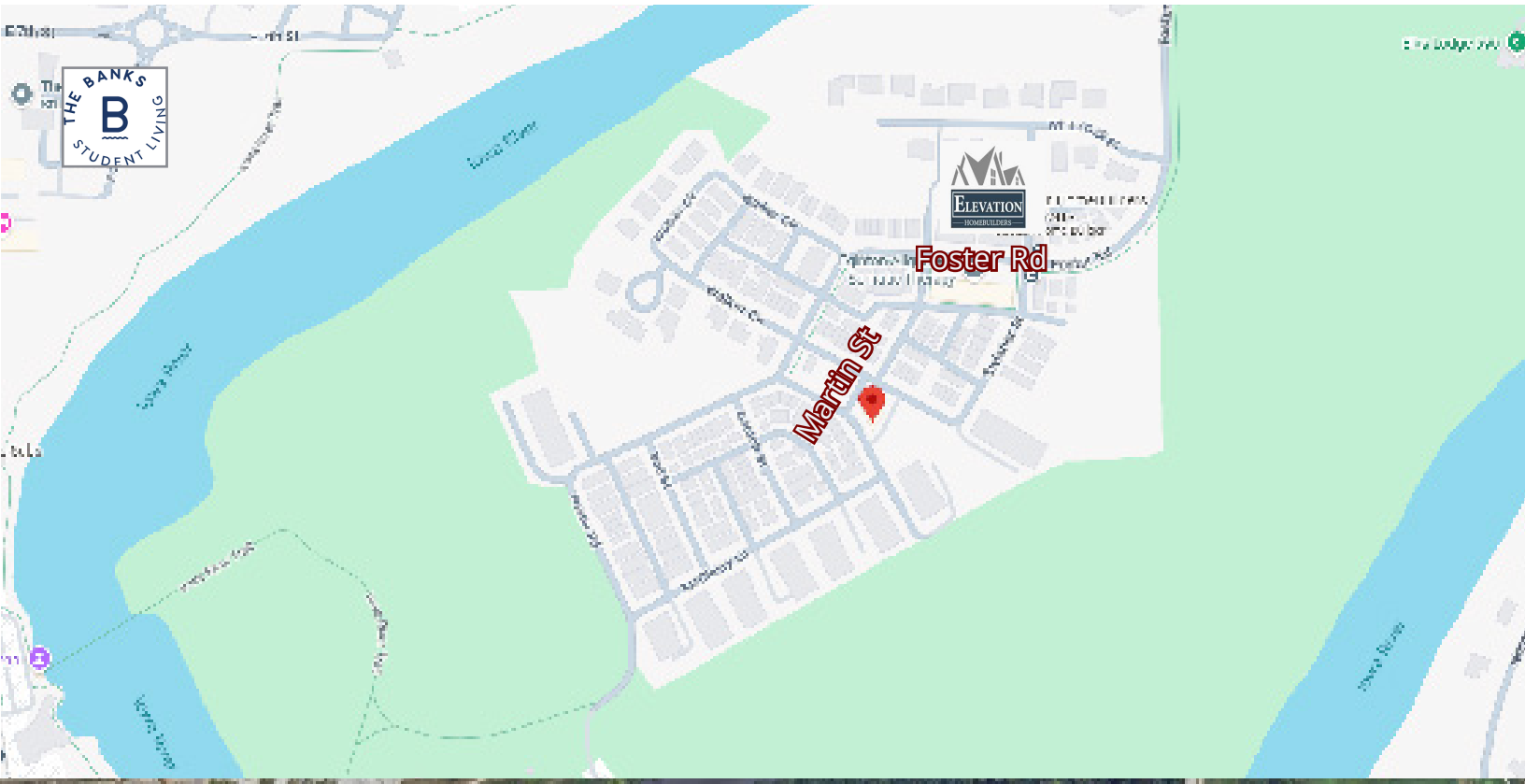

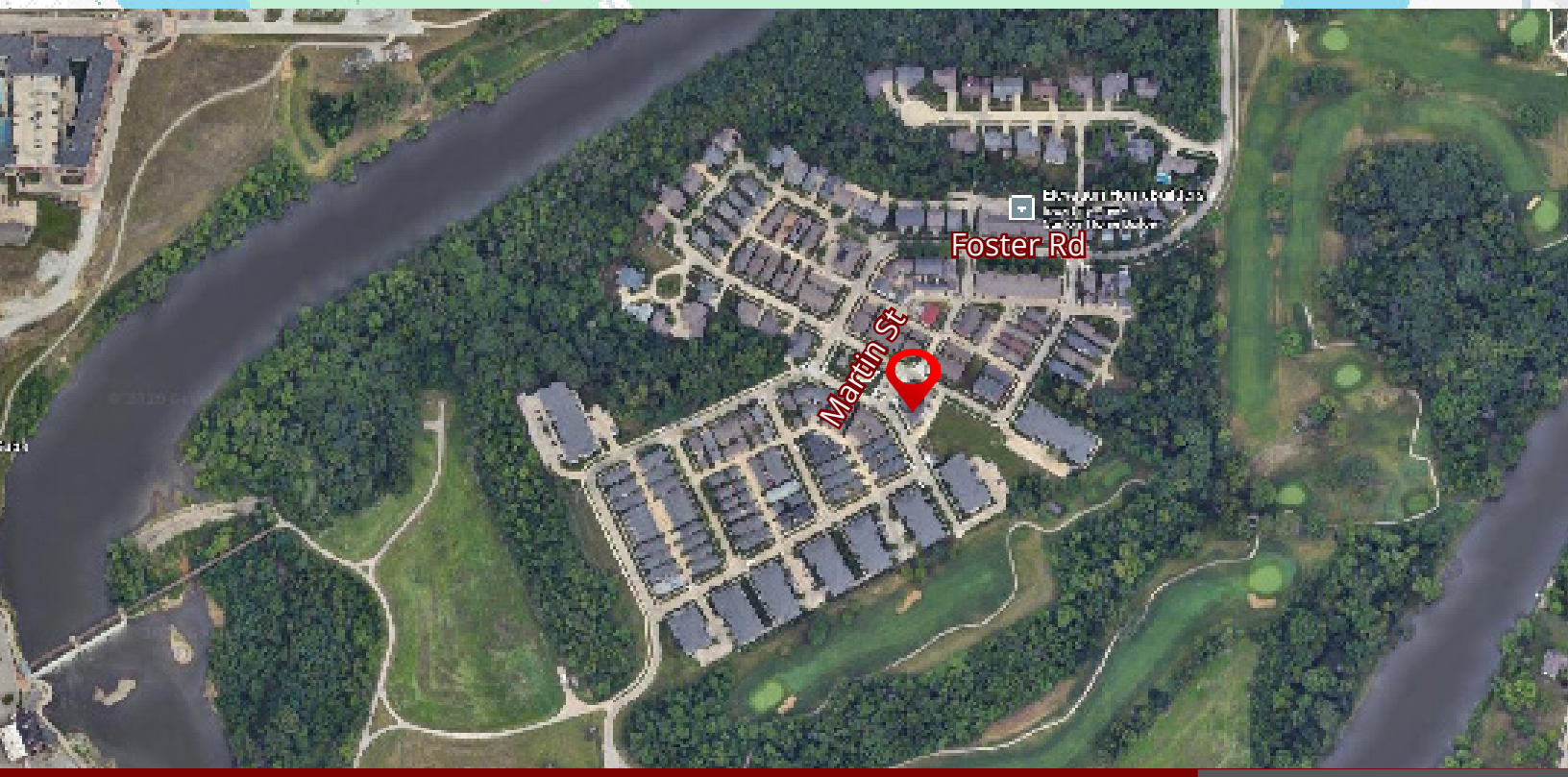

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