

For Sale:
O.K. Garage and Mini Mart
Long Creek, OR

www.OKGarageandMiniMart.com

Built In 1962 with 2778 square feet

Endless Possibilities, Currently Open 7 Days A Week

Upgrades Throughout Include:

2013: Heating System w/250 Gallon Tank (owned)

2011: Electrical Panel, No Screw Metal Roof, Fuel Tanks Cleaned,

4 Rebuilt Fuel Pumps, New OLCC Operating System

Diesel Key Lock Agreements With: ODFW, State Hwy, State Forestry, Local School

Lighted "OK GARAGE" Sign

New Mobile-Friendly Website

Equipment Included:

Wall AC, Large Swamp Cooler, 4 Coolers, 1 Freezer, Ice Cream Freezer, Microwave, Cash Register, Computer w/Point Of Sale (Softright pro) Program, all Store Shelving, 8 Day & Night Cameras

Heated Mechanic Shop Features:

2 Garage Doors, Tire Changing Machine, Tire Balancer, Engine Analyzer, Air Compressor, Solvent Tank

Rest Room, Mop Room, Upstairs Office & Storage

Outside Ice & Pepsi Machines (owned by venders)

Four 4000 Gallon Fuel Tanks In a vault

(current fuel sold is Non Ethanol premium, Hwy Diesel, Regular E10)

1000 Gallon Propane Tank For Propane Sales (tank is leased)

Servicing Oregon Trail Card

2015 Taxes \$1558.48

Zoned Commercial

\$225,000

Contact:
Duke Warner Realty
John Day, Oregon
(541) 987-2363

For Sale:
O.K. Garage and Mini Mart
Long Creek, OR
www.OKGarageandMiniMart.com



The OK Garage sits at the intersection of Highway 395 and Main Street (aka Route 402) in the center of downtown Long Creek



Located in N.E.1/4 S.E.1/4 SEC.9 T.10S. R.30E. W.M.
Grant County Tax Lot Map - 10s30e09da
LOT 100 (shown in red)

