



Hidden gem with huge potential

0.07 +/- Acres | Emmons County, ND | \$350,000



ADDRESS

117 N. Broadway Street
Linton, ND 58552

LOCATION

From US hwy 83, take Hickory for 4 blocks to Broadway St. Take a Left at 4-way stop and travel 3/4 block to location, on Left side of Broadway.

PROPERTY SUMMARY

Own the only bakery in Emmons County! This 1800 sq. ft. turnkey operation in Linton, ND includes all trade fixtures and baking equipment-ready for immediate operation. The building has a 7 yr old roof and a **strong history of wholesale sales to multiple businesses.**

With no local competition and loyal customers from several surrounding counties, this bakery has built a solid reputation. Located in a supportive, business-friendly town, it offers a great opportunity to expand wholesale to nearby towns and cities.

Ideal for entrepreneurs or bakers looking for a ready-to-go operation with strong roots and room to grow.

Linton is located in south central North Dakota, with a hospital and great school system. Just 60 miles south of Bismarck, and 13 miles from Lake Oahe.

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