

FOR SALE



RIO HOTEL MIXED-USE BUILDING

201 McKinley Avenue
Kellogg, ID 83837

Total Building Size: ±12,612 SF
Total Lot Size: ±0.16 Acres (±7,057 SF)
Parcel #: RPD1700001003AA
Year Built: 1909
Zoning: Mixed-Use

PURCHASE PRICE:
\$630,000

Apartments/Extended Stay Hotel Rooms, Retail/Office & Storage

- (12) one bedroom suites/apartments
- (2) two bedroom suites/apartments
- Each suite/apartment includes restroom and kitchen or kitchenette
- (3) commercial suites
- Additional storage on-site
- Common area additional restrooms/showers
- Common laundry room
- 3 buildings on a single lot for sale together
- Multi-level buildings off Kellogg Idaho's McKinley Avenue

*Please contact listing agent for financial package to include
historical P&L's and Rent Roll*

***Per county assessed address, all offers shall state address as "202 Ohio Avenue, Kellogg, ID 83837"**

**View
Location** 

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**KIEMLE
HAGOOD**



Located in Historic Uptown Kellogg

DEMOGRAPHICS



	1MI	3MI	5MI
Est Pop 2024	2,565	3,882	4,790
Projected Pop 2029	2,596	3,920	4,848
Proj Ann Growth (24-29)	0.2 %	0.2 %	0.2 %
Est Daytime Pop	2,440	3,128	3,666
2024 Average HHI	\$58,058	\$57,900	\$59,227
2024 Median HHI	\$38,851	\$40,255	\$41,950

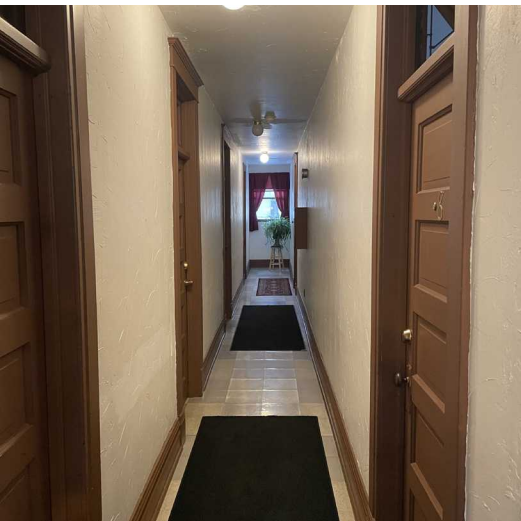
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Neighboring Businesses:

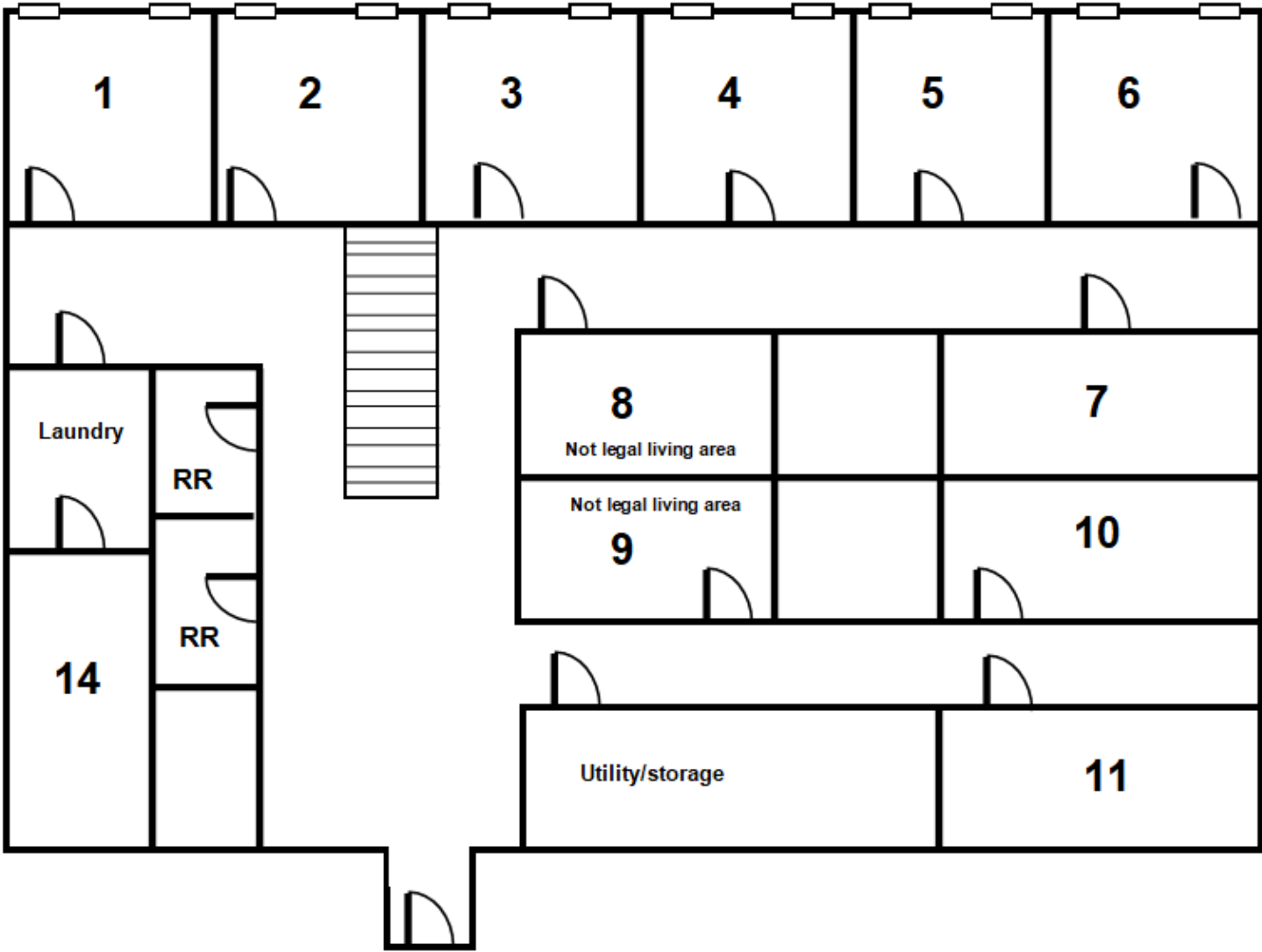
Elk's Club
Sr. Activity Center
Wah Hing Restaurant
Inland Lounge
JB's Country Garden
Feed Your Need
Back Country Cafe



FLOOR PLAN

201 McKinley Avenue | Kellogg, ID

MAIN BUILDING; 2ND LEVEL



BUILDING PHOTOS

RIO HOTEL
201 McKinley Avenue | Kellogg, ID





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1579 WEST RIVERSTONE DRIVE, SUITE 102
COEUR D'ALENE, ID 83814



OFFICE LOCATIONS
SPOKANE | COEUR D'ALENE | TRI-CITIES | PALOUSE | MISSOULA

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