

# COMMERCIAL, None - MASON CITY, IA



## 3431 4Th SW, Mason City, IA, 50401

Offered at \$199,000

Great Opportunity to Build/Develop a new business on the the Highest Traffic artery in Mason City. 100 x 170 lot, part of the North Iowa Tire/House of Sports complex on the Hwy 122 Frontage Road. 100 feet of Prime Frontage. This would make a great Building Lot for a wide array of possibilities. All utilities available on site, although currently none are hooked up. Z-4 Multi-use Zoning for great flexibility. This Building Lot can be purchased separately for \$199,000, or for \$799,000 you can purchase the full 3 parcels, totaling 1.59 acres, including the 11,504 sq ft House of Sports/North Iowa Tire building, additional bare land on west side, and the 100' x 170' building lot on east side. Would also consider selling other parcels separately. Inquire for details.

0 Bedrooms

0 Bathrooms

Unknown sqft sqft

0.36 acre (lot size)

Built: Unknown year



Assist2Sell

No other photos  
Available

Assist2Sell

No other photos  
Available



Scan above on mobile device  
for directions to this listing

Assist2Sell  
vip@assist2sell.com

Assist2Sell

All information deemed reliable but not guaranteed. If your property is currently listed this is not meant as a solicitation.

©2026 Assist2Sell.com - Licensed according to agreed upon terms and conditions. This listing is courtesy of CENTURY 21 Preferred



<https://assist2sell.com/listing/3431-4th-sw-mason-city-ia-50401/3yd-gmci-210555>