



Hutchinson - Commercial Land

FOR SALE

125 Water Street NW Hutchinson, MN 55362



**Great Highway 7
Frontage & Access!**

PROPERTY INFORMATION

- * \$225,000.00
- * Lot is 2.07 Acres Commercial Land
- * 254' of Highway 7 Frontage
- * McLeod County PID 23.056.0830
- * 2011 Taxes \$4,980.00
- * Progressive and innovative community
- * State-of-the-art telecommunication service
- * Excellent Highway 7 Development Land
- * Fastest growing city in Central, MN



Contact:

WAYNE ELAM

(763) 229-4982

WElam@commrealtysolutions.com

3 Highway 55 West, Buffalo, MN 55313 cell 763 229 4982 office 763 682 2400 fax 763 682 4524 www.commrealtysolutions.com

Hutchinson - Commercial Land

FOR SALE

125 Water Street NW Hutchinson, MN 55362



PROPERTY INFORMATION

- * Quick and easy access to Highway 7
- * Less than an hour from Minneapolis
- * Just 45 miles from I-94
- * Regional Healthcare - Hutchinson Area Health Care
- * Area Retailers: Menards, Cub, Best Buy, Cashwise, Target, Sears, JC Penny's, WalMart SuperCenter, Culvers, Applebee's, Buffalo Wild Wing's, and more.



TRAFFIC COUNTS - 2009

- * Highway 7 - 12,200 VPD
- * County Road 31 - 13,000 VPD

Contact:

WAYNE ELAM
(763) 229-4982

WElam@commrealtysolutions.com

3 Highway 55 West, Buffalo, MN 55313 cell 763 229 4982 office 763 682 2400 fax 763 682 4524 www.commrealtysolutions.com