



COMMERCIAL REALTY SOLUTIONS  
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# Albertville - Commercial Land FOR SALE

xxx 57th Street NE, Albertville, MN 55301



Across from Coborn's  
Grocery & Albertville  
Crossings Retail Center

## PROPERTY INFORMATION

- \* Sales Price **\$7.99/psf**
- \* Parcel is 2.79 Acres
- \* Wright County
- \* PID 101-115-001010 (1.48 Acres)
- \* 2015 Property Taxes \$7,222.00
- \* PID 101-115-001020 (1.31 Acres)
- \* 2015 Property Taxes \$8,152.00
- \* Zoned: B-2A Special Business District
- \* Businesses in the area include;  
Coborn's, Culver's, Willy McCoy's, Papa  
Murphy's Pizza, Sherwin Williams, Hong  
Thai, Caribou Coffee, Space Alien's Grill,  
Mobil Gas, Casey's, Premier Bank, The  
Albertville Premium Mall and much more . .



Contact:  
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## TRAFFIC COUNTS - 2014

- \* Labeaux Ave. - 15,900 VPD
- \* I-94 - 52,000 VPD
- \* 57th Street - 750 VPD



**Only 1/2 Mile  
From Albertville  
Outlet Mall**

### PROPERTY INFORMATION

- \* Located East of C.R. 19/Labeaux Ave
- \* Minutes from I-94
- \* Just minutes South of the Albertville Premium Outlet Mall



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