



Albertville - Commercial Land FOR SALE

xxx 57th Street NE, Albertville, MN 55301

COMMERCIAL REALTY SOLUTIONS

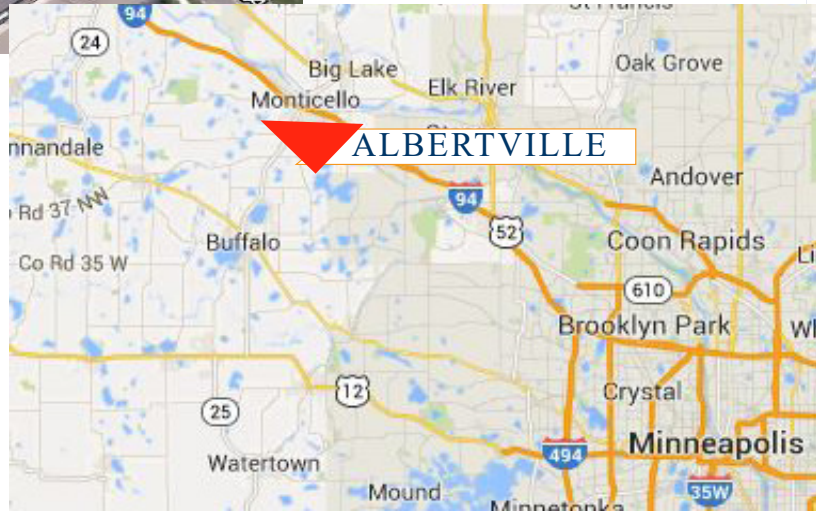


Across from Coborn's
Grocery & Albertville
Crossings Retail Center

**HUGE PRICE
REDUCTION**

PROPERTY INFORMATION

- * Sales Price \$7.99/psf
Reduced to **\$3.99/psf**
- * Parcel is 2.79 Acres
- * Wright County
- * PID 101-115-001010 (1.48 Acres)
- * 2019 Property Taxes \$6,768.00
- * PID 101-115-001020 (1.31 Acres)
- * 2019 Property Taxes \$7,331.00
- * 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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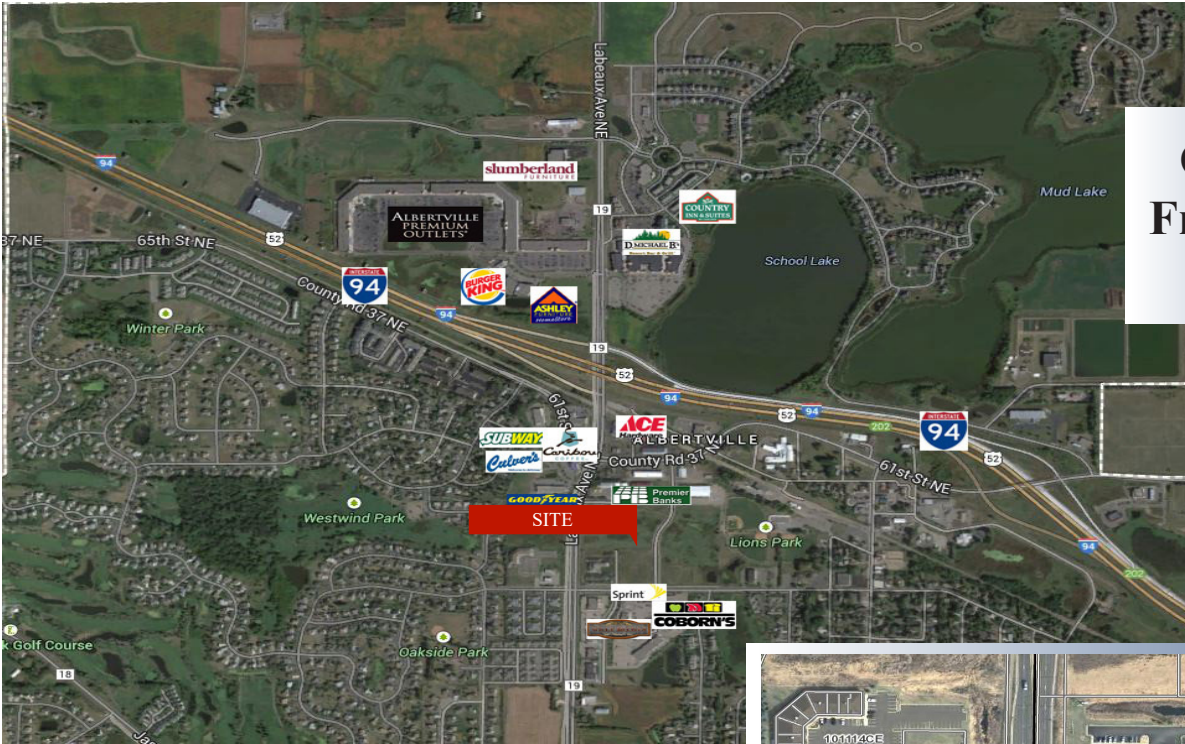
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TRAFFIC COUNTS - 2017

- * 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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