



COMMERCIAL REALTY SOLUTIONS
www.commrealtysolutions.com

Albertville - Commercial Land FOR SALE

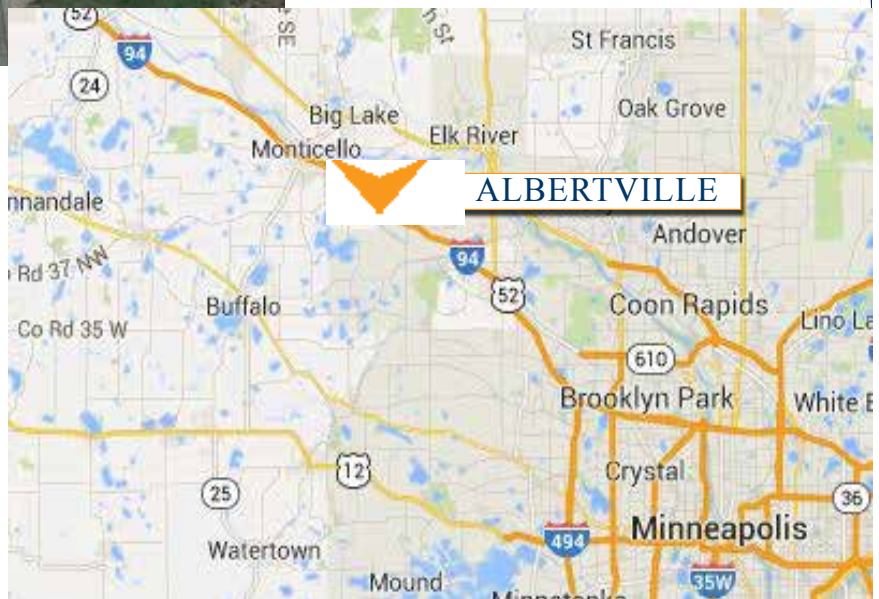
6065 Large Ave., Albertville, MN 55301



I-94 Visibility!

PROPERTY INFORMATION

- * SALES PRICE **\$199,000.00**
- * Lot is Appx. 22,825/sf
- * Wright County
PID 101-500-364301
2016 Taxes \$1,618.00
PID 101-500-364302
2016 Taxes \$1,826.00
PID 101-500-364311
2016 Taxes \$310.00
- * Zoned: B3 Highway Commercial
- * 173' of I-94 Highway Frontage
- * Businesses in the area include: Space Aliens, Albertville City Hall, Emma Krumbree's Restaurant, The Albertville Premium Outlet Mall, and much more . . .



Contact:

WAYNE ELAM
(763) 229-4982

WElam@commrealtysolutions.com



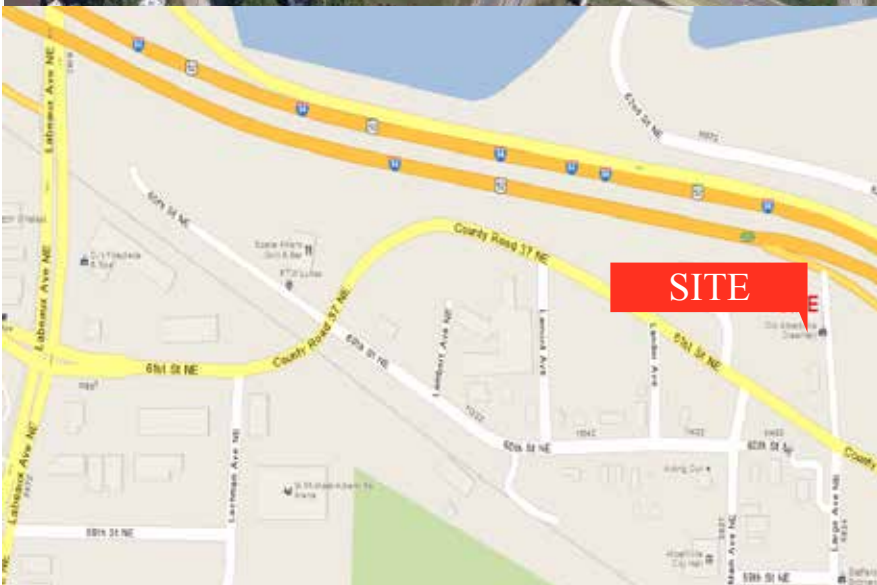
3 Highway 55 West, Buffalo, MN 55313 cell 763 229 4982 office 763 682 2400 fax 763 682 4524 www.commrealtysolutions.com

Albertville - Commercial Land

FOR SALE

6065 Large Ave., Albertville, MN 55301

Note: Existing building is an antique business. This building is a tear-down.



TRAFFIC COUNTS - 2015

* C.R. 37 - 15,500 VPD

* I-94 - 62,000 VPD

LaBeaux - 19,100 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