

PROPERTY INFORMATION

- * Sales Price **\$2.50/Per SF**
- * Lot is 1.70 Acres
- * Stearns County PID 42.26262.0002
- * 2018 Taxes \$1,060.00
- * Zoned: R1 Residential (Zoning to C-2 General Commercial is possible)
- * Businesses in Area Include:
Marine of Avon, Blattner Energy, Mudsota Truckers, McDonalds, Tesoro, Caseys, Tischler Wood Products and more.



Contact:
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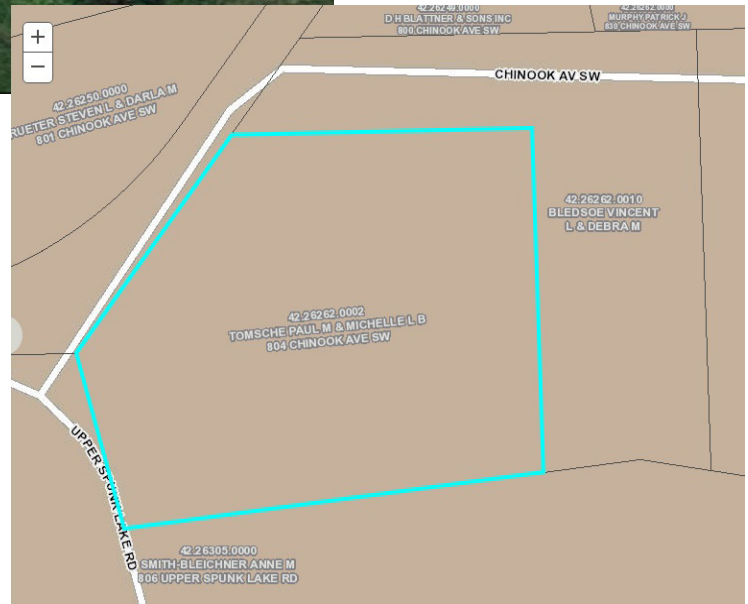
COMMERCIAL REALTY SOLUTIONS

For Sale
1.7 Acre Lot
804 Chinook Ave SW, Avon 56310



PROPERTY INFORMATION

- * Just off I-94 on South Side
- * St. Cloud is 24 minutes Southeast
- * Minneapolis is 1hr. Southeast



TRAFFIC COUNTS - 2017

- * Upper Spunk Lake Rd - 300 VPD
- * I-94 - 35,000 VPD

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