



COMMERCIAL REALTY SOLUTIONS
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Cold Spring - Multi Family Lots FOR SALE

xxx 14th Ave. S, Cold Spring, MN 56320



Excellent Apartment Sites

Close to Services & Businesses!

PROPERTY INFORMATION

- * Sales Price **\$4.00/psf**
- * Parcels are appx 11+ Acres (not contiguous)
- * Stearns County
- * PID 48.29702.0800 (5.3 Acres Appx)
2017 Taxes \$44,520.00
- * PID 48.29702.0801 (5.82 Acres Appx)
2017 Taxes \$43,684.00
- * Zoned: C-3 Highway Commercial
- * Businesses in the area include:
Lumber One, Super America, Great Blue Heron Restaurant, Pioneer Park, Alpha Kids Daycare, and more

Contact:

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WAYNE ELAM
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The information contained herein was obtained from sources believed to be reliable, but Commercial Realty Solutions, LLC has not verified nor has any knowledge regarding the accuracy of information and makes no representation or warranty concerning the same. Therefore, Commercial Realty Solutions, LLC disclaims all liabilities in connection with any inaccuracies or incompleteness.

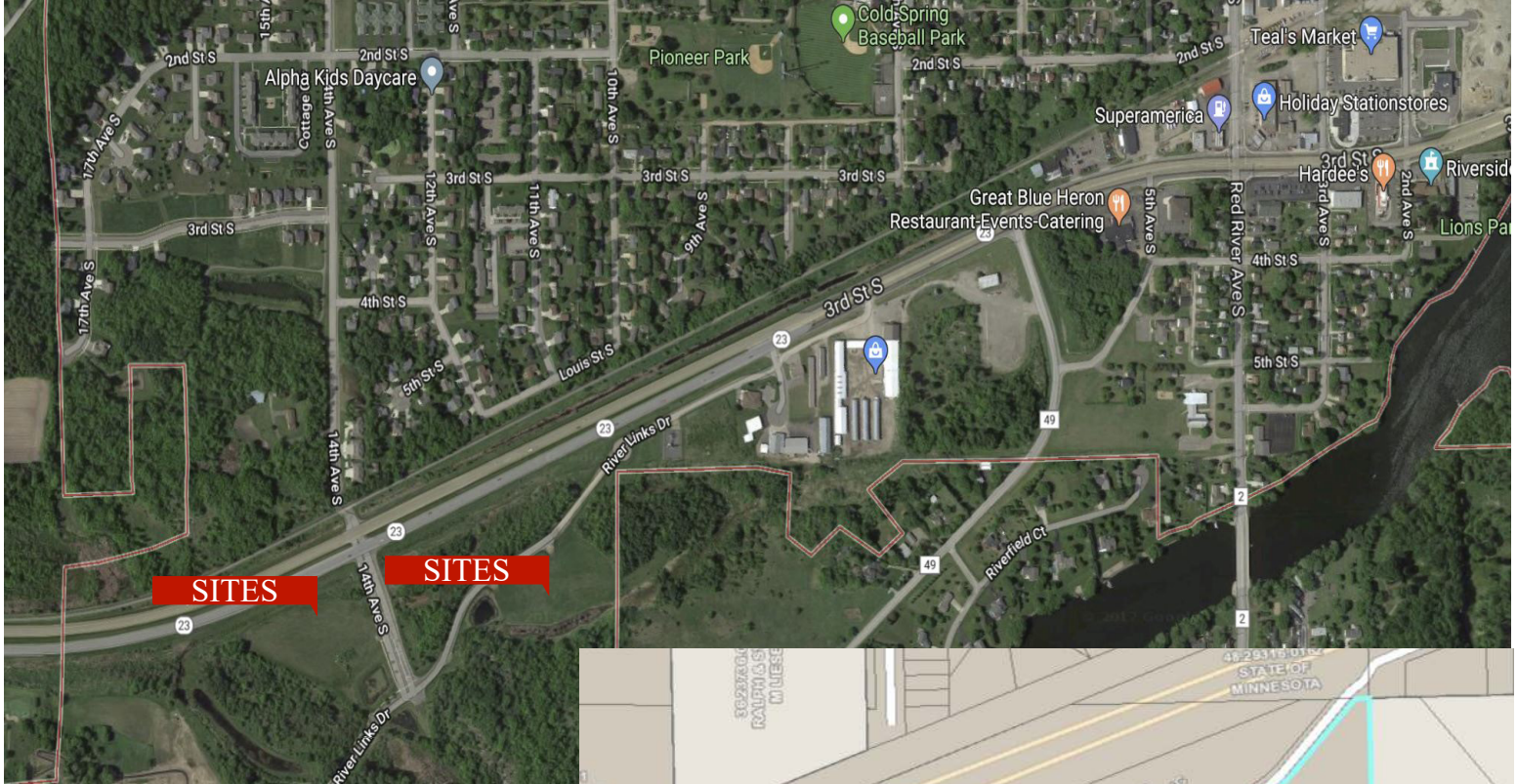
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TRAFFIC COUNTS - 2017

- * Highway 23 - 12,700 VPD
- * County Road 49- 1,800 VPD



PROPERTY INFORMATION

- * Located South of Hwy 23
- * Minutes from I-94
- * Great visibility!

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