



COMMERCIAL REALTY SOLUTIONS

# For Sale Commercial Land xxx Meadow Oak Ave NE, Monticello 55362



## PROPERTY INFORMATION

- \* Sales Price **\$5.00/psf**
- \* Parcel is 1.4 Acres (divisible)
- \* Wright County PID 155-196-000020
- \* 2019 Taxes \$686.00
- \* Zoned: B-2 Limited Business District
- \* Businesses in the area include:  
GNC, Caribou Coffee, PetSmart, Kwik Trip, Liberty Bank, Von Hanson Meat, Home Depot, Office Max, Marshall's, Monticello Schools, Resurrection Lutheran Church, Hawk's Sports Bar & Grill, IRET Apartments, FleetFarm and more!



**Contact:**  
**WAYNE ELAM**  
**(763) 229-4982**

[WElam@commrealtysolutions.com](mailto:WElam@commrealtysolutions.com)

3 Highway 55 West, Buffalo, MN 55313-4320 | 763-682-2400 | [info@commrealtysolutions.com](mailto:info@commrealtysolutions.com)

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## PROPERTY INFORMATION

- \* Located East of Fenning Avenue on Meadow Oak Avenue - South Side of the road.
- \* South side of I-94
- \* Just 20 Minutes from Maple Grove

## TRAFFIC COUNTS - 2017

\* I-94 - 53,000 VPD

Easy  
I-94  
Access!



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