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Monticello - Commercial Land

FOR SALE

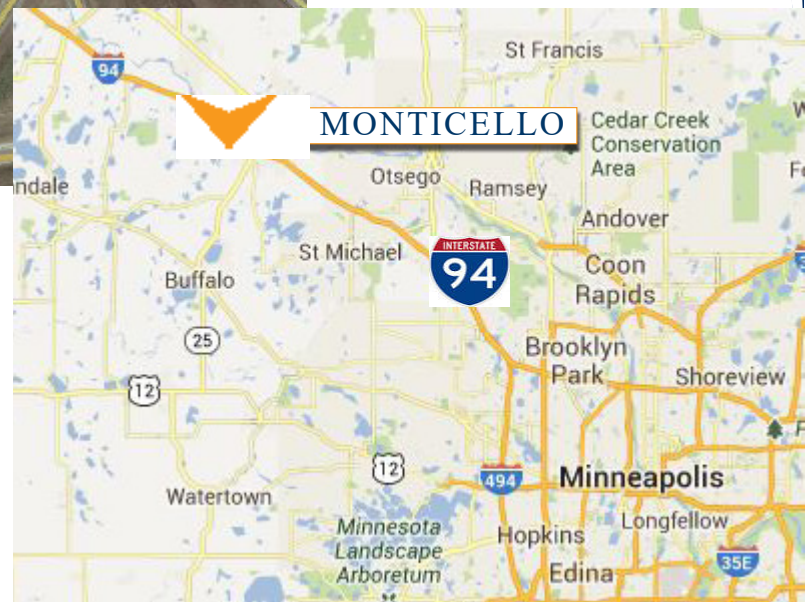
xxx Meadow Oak Ave NE, Monticello 55362



Adjacent to New  
206 Unit  
Apartment Building

**PROPERTY INFORMATION**

- \* Sales Price **\$5.00/psf**
- \* Parcel is 1.4 Acres (divisible)
- \* Wright County PID 155-196-000020
- \* 2018 Taxes \$278.00
- \* 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 and more!



**Contact:**  
**WAYNE ELAM**  
**(763) 229-4982**  
**WElam@commrealtysolutions.com**

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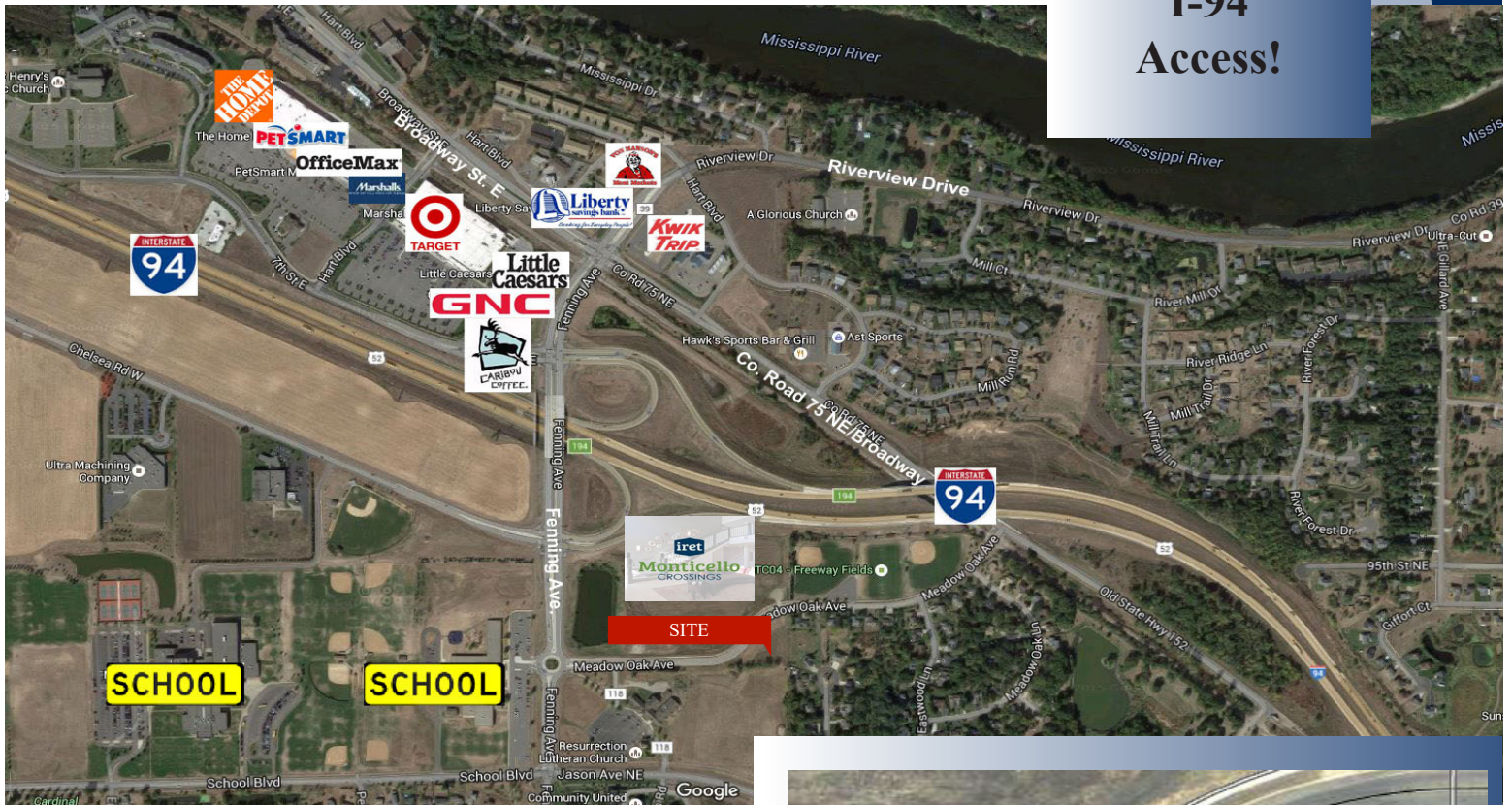
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55362

**TRAFFIC COUNTS - 2017**

\* I-94 - 53,000 VPD

Easy  
I-94  
Access!



## 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



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



3 Highway 55 West, Buffalo, MN 55313

office 763 682 2400

fax 763 682 4524

[www.commrealtysolutions.com](http://www.commrealtysolutions.com)