



COMMERCIAL REALTY SOLUTIONS

# For Sale Commercial Development Land xxx Quantrelle Ave NE, Otsego 55330



## PROPERTY INFORMATION

- \* Sales Price **\$7.49/psf**
- \* Outlot C 1.13 Acres
- \* Outlot D .9 Acres
- \* Wright County  
 PID 118-314-000030 2019 Taxes \$3,754.00  
 PID 118-314-000040 2019 Taxes \$2,968.00
- \* Zoned: PUD Planned Unit Development
- \* Businesses in Area Include:  
 Riverview Landing Guardian Angel, Holiday Inn,  
 Cold Stone Creamery, Cowboy Jack's, 101 Market,  
 Bank of Elk River, Nystrom & Associates, Target,  
 and much more...



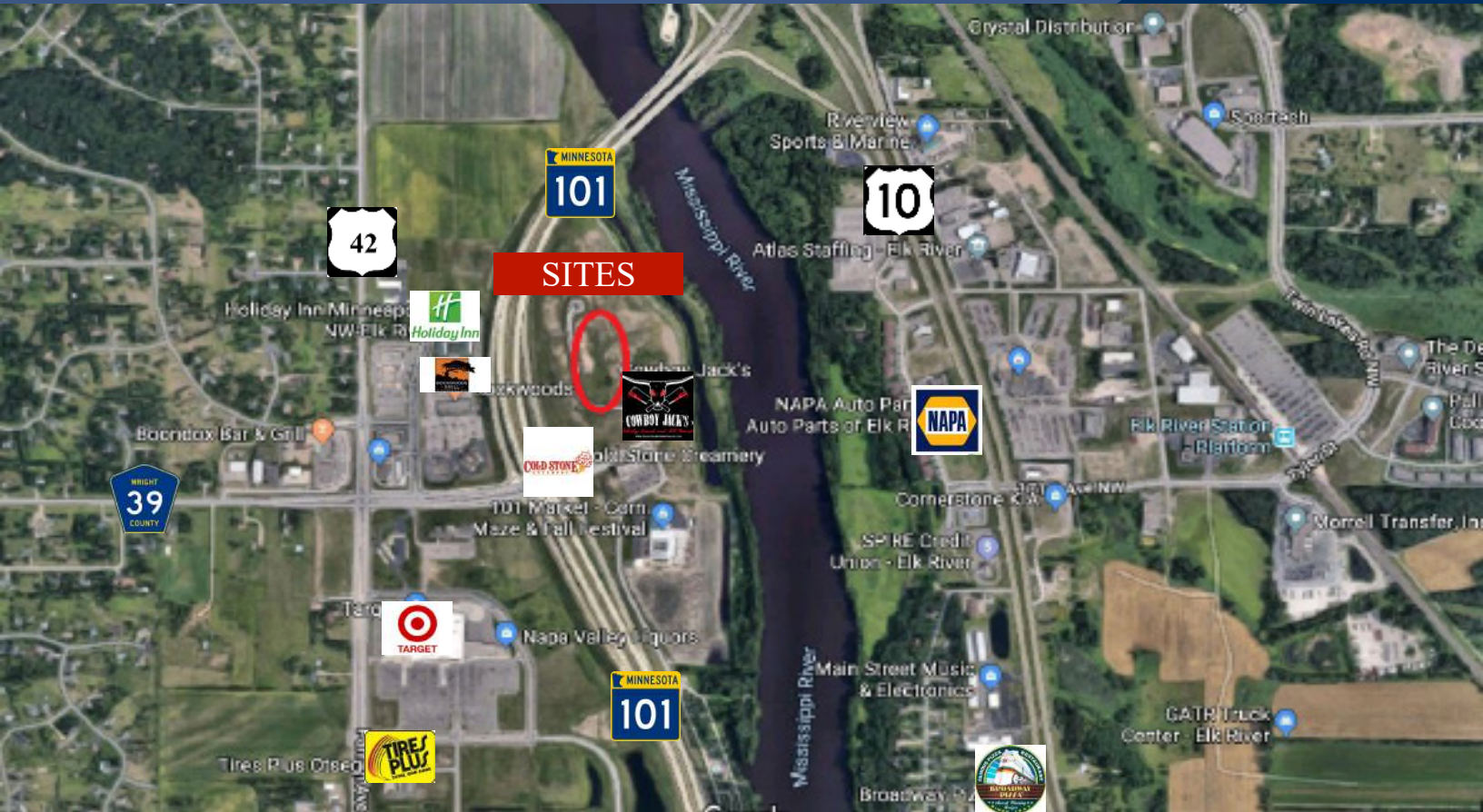
**Contact:**  
**WAYNE ELAM**  
**(763) 229-4982**

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## PROPERTY INFORMATION

- \* East of Hwy 101/169
- \* Minutes from I-94
- \* High Visibility Location
- \* Easy Access
- \* Lots Located by Mississippi River
- \* Great Building Sites
- \* Utilities to the Site
- \* Streets are in



## 8 TRAFFIC COUNTS - 2018

- \* Hwy 101 - 47,500 VPD
- \* C.R. 39 - 12,500 VPD

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