



Rice - Lakefront Commercial Land FOR SALE

9175-9275 Burton Court NW
Rice, MN 56367



**High Visibility
Frontage!
26,000 Vehicles Per Day**



PROPERTY INFORMATION

- * Sales Price **\$895,000.00**
- * Land parcel is Appx. 14.73 Acres (Divisible)
- * Benton County
- * PID R12.01458.00 2015 Taxes \$1,266.00
R12.01459.00 2015 Taxes \$894.00
R12.01460.00 2015 Taxes \$1,360.00
R12.01461.00 2015 Taxes \$1,360.00
R12.01462.00 2015 Taxes \$682.00
- * Minutes to St. Cloud
- * Businesses in the area include: Holiday, McDonald's, BP, Subway, Hardware Hank, Creamery Cafe and more!

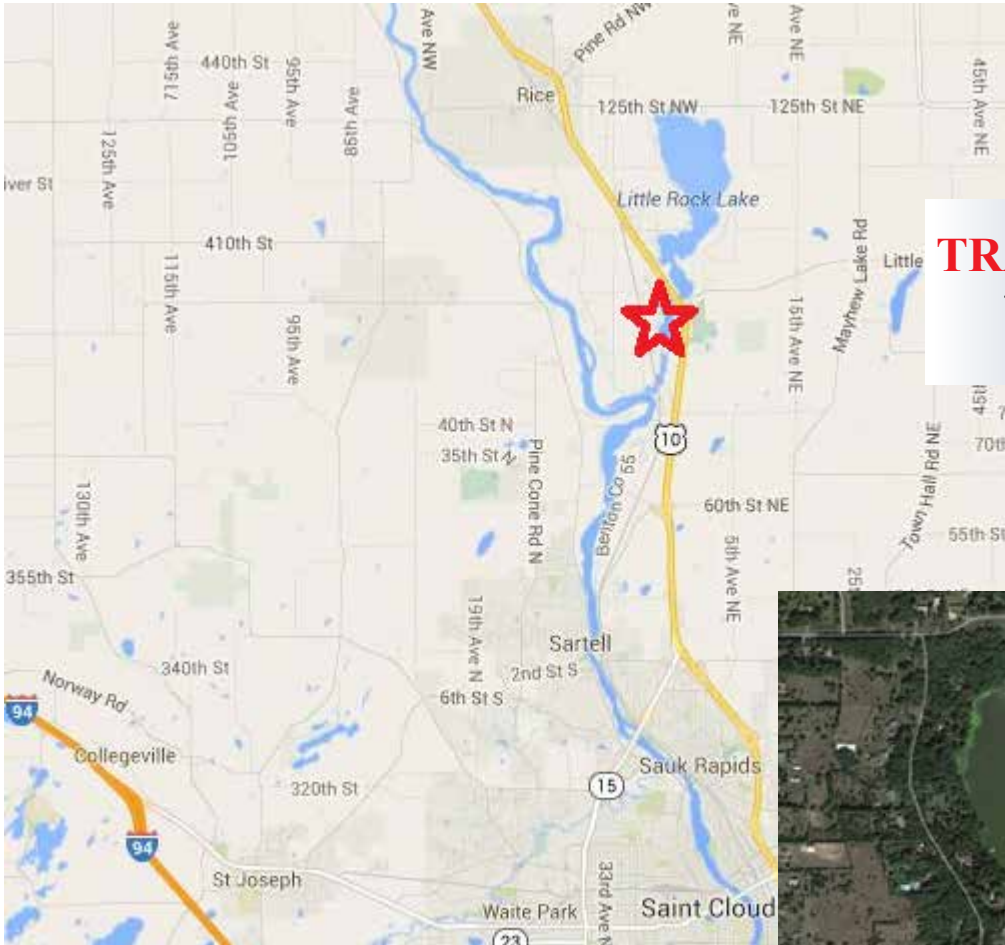
Contact:
WAYNE ELAM
(763) 229-4982
WElam@commrealtysolutions.com

Rice - Lakefront Commercial Land

FOR SALE

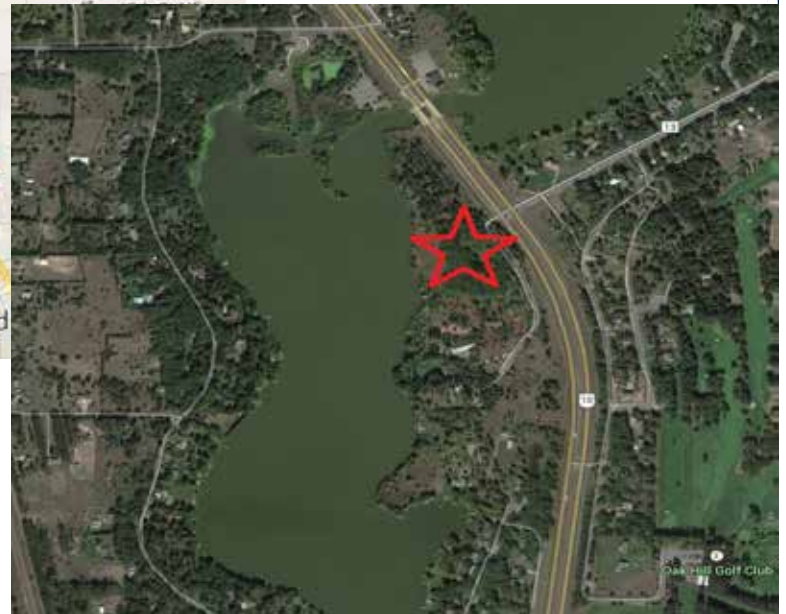
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Quick Access
to
Highway 10



TRAFFIC COUNTS - 2015

*** Highway 10 - 24,000 VPD**



PROPERTY INFORMATION

- * Quick and easy access to Highway 10
- * 16 Miles to St. Cloud
- * 20 Minutes from I-94



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3 Highway 55 West, Buffalo, MN 55313 cell 763 229 4982 office 763 682 2400 fax 763 682 4524 www.commrealtysolutions.com

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FOR SALE

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**Excellent Highway
Visibility and Access!**



Highway Visibility



Lakefront Property



High Traffic Volumes



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Rice - Highway Commercial Land

FOR SALE

**9175-9275 Burton Court NW
Rice, MN 56367**

**Highway
Visibility
and Access**



**Front of Lots face Highway 10
Rear of Lots overlook Little Rock Lake**



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