



COMMERCIAL REALTY SOLUTIONS  
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## St. Joseph - Ag Land FOR SALE

10801 C.R. 75, St. Joseph, MN 55374



### Frontage on C.R. 75 & C.R. 2

### PROPERTY INFORMATION

- \* Sales Price **\$995,000.00**
- \* Property is 78.70 Acres Ag Land
- \* Stearns County PID 31.20683.0001
- \* 2017 Taxes \$3,620.00
- \* Zoned: Ag Non-Homestead
- \* Businesses in the area include:  
Kwik Trip, USPS, Liquor Store, Daniel  
Funeral Home, BP Amoco, Mini  
Storage Super America and more . . .



**Contact:**  
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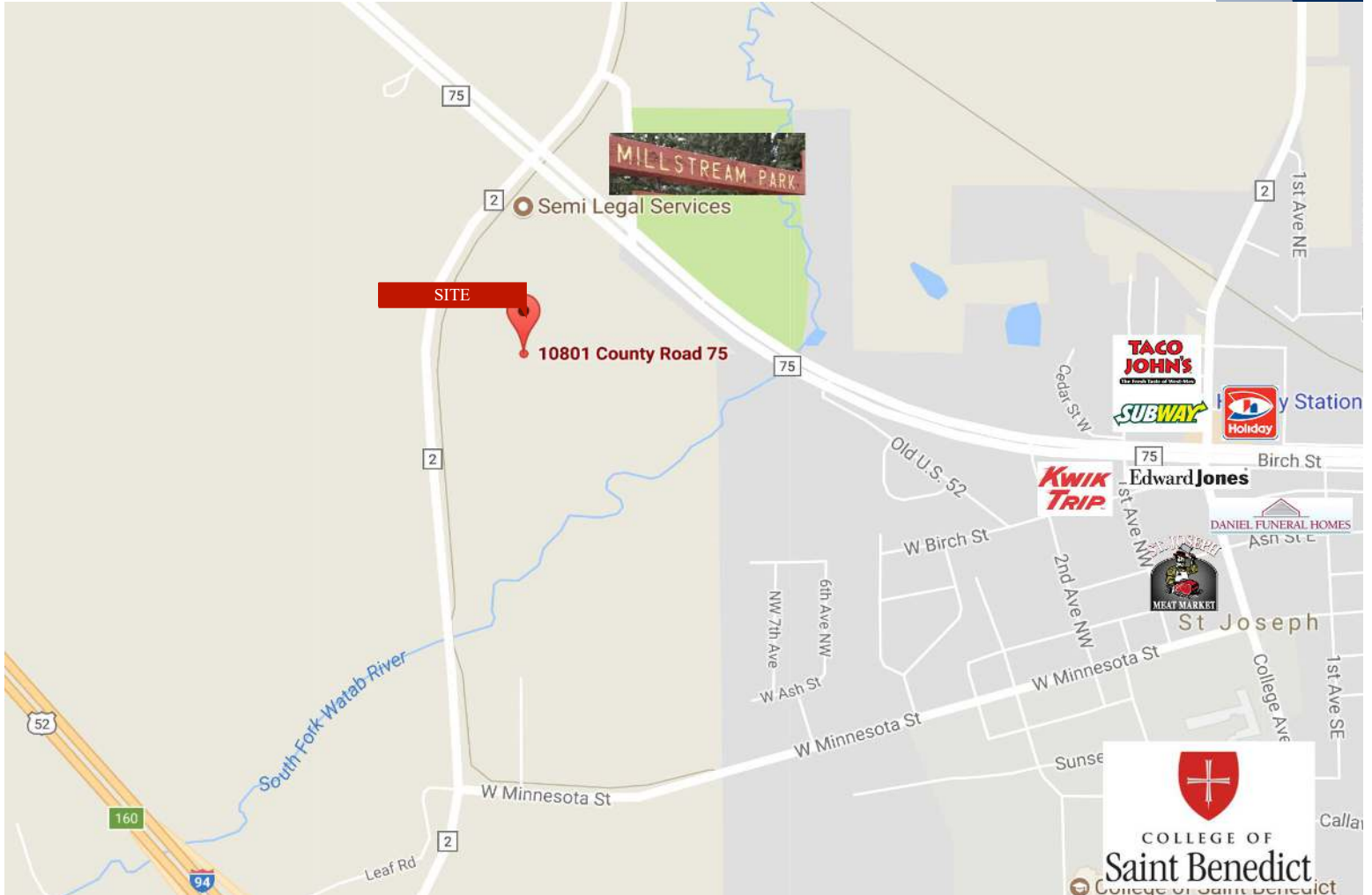
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## TRAFFIC COUNTS - 2017

- \* County Road 75 - 17,900 VPD
- \* County Road 2 - 4,350 VPD



### PROPERTY INFORMATION

- \* South side of C.R. 75
- \* Corner of C.R. 75 and C.R. 2
- \* Minutes from St. Cloud
- \* Short drive to I-94



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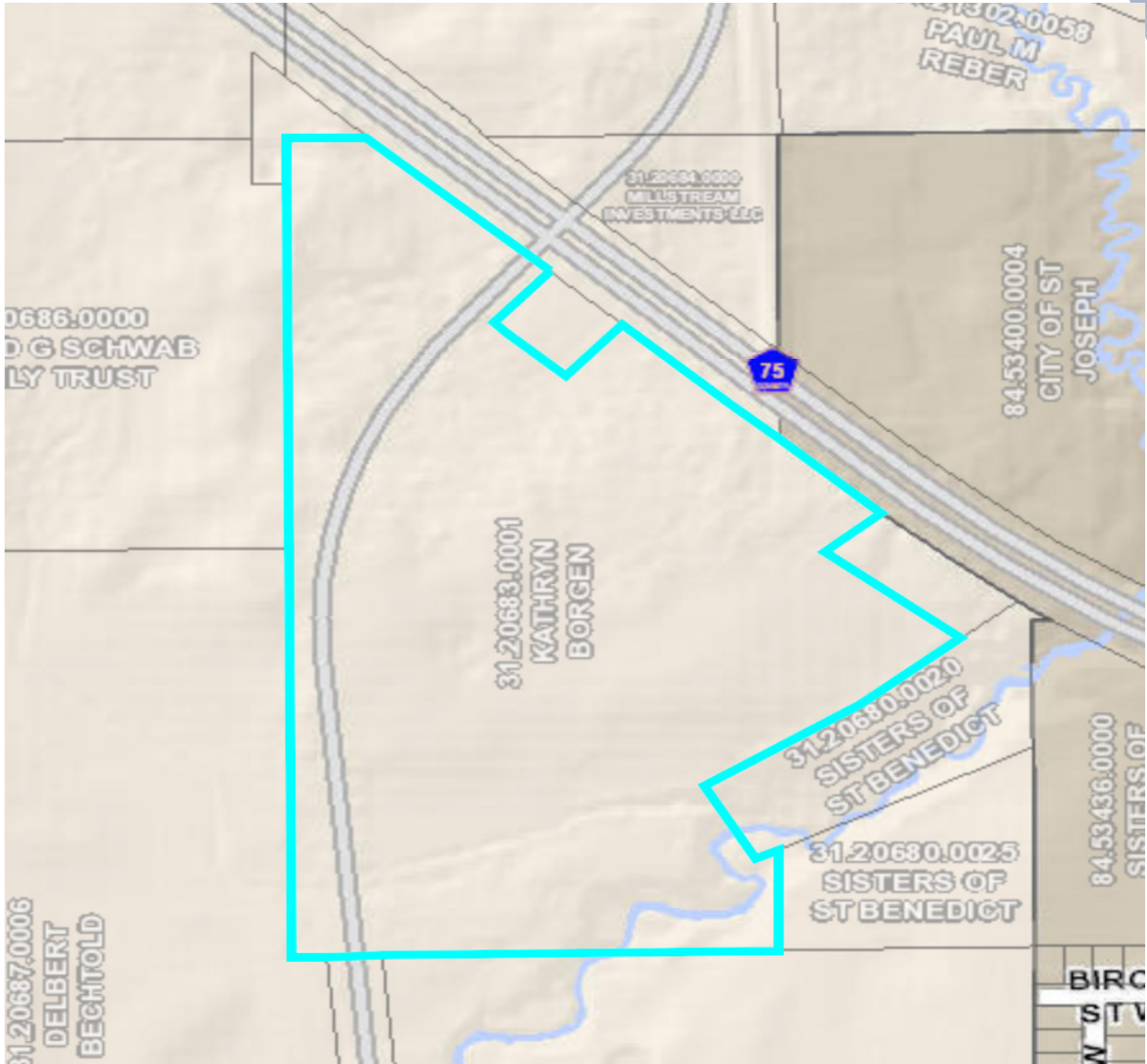
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St. Joseph - Ag Land

# FOR SALE

10801 C.R. 75, St. Joseph, MN 55374

78.70 Acre  
Parcel



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