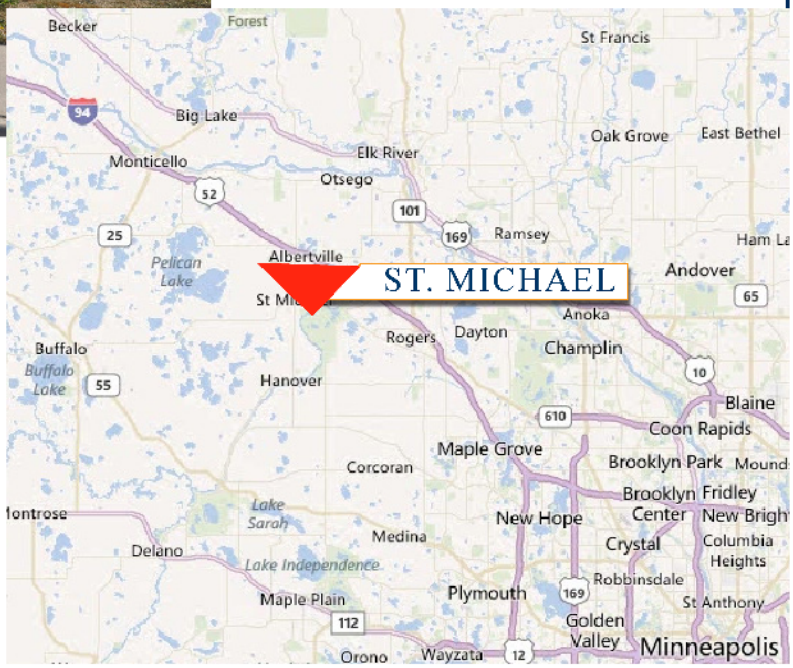
COMMERCIAL REALTY SOLUTIONS

St. Michael - Commercial Land

FOR SALE

32 S. Main Street, St. Michael, MN 55376

Great Signalized Corner Next to Walgreen's !



PROPERTY INFORMATION

* Sales Price **$15.30**/PSF
* Lot is 19,550/sf (85' x 230')
* Wright County PID 114-010-001-040
* 2019 Taxes $2,516.00
* Minutes from I-94
* Maple Grove is 20 minutes away
* Near Albertville Premium Outlet Mall
* Quick Access to Main Street
* City received Certificate of Achievement for Excellence 2011 for the 7th year in a row!
* Access from Highway 241

Contact:

WAYNE ELAM

(763) 229-4982

WElam@commrealtysolutions.com

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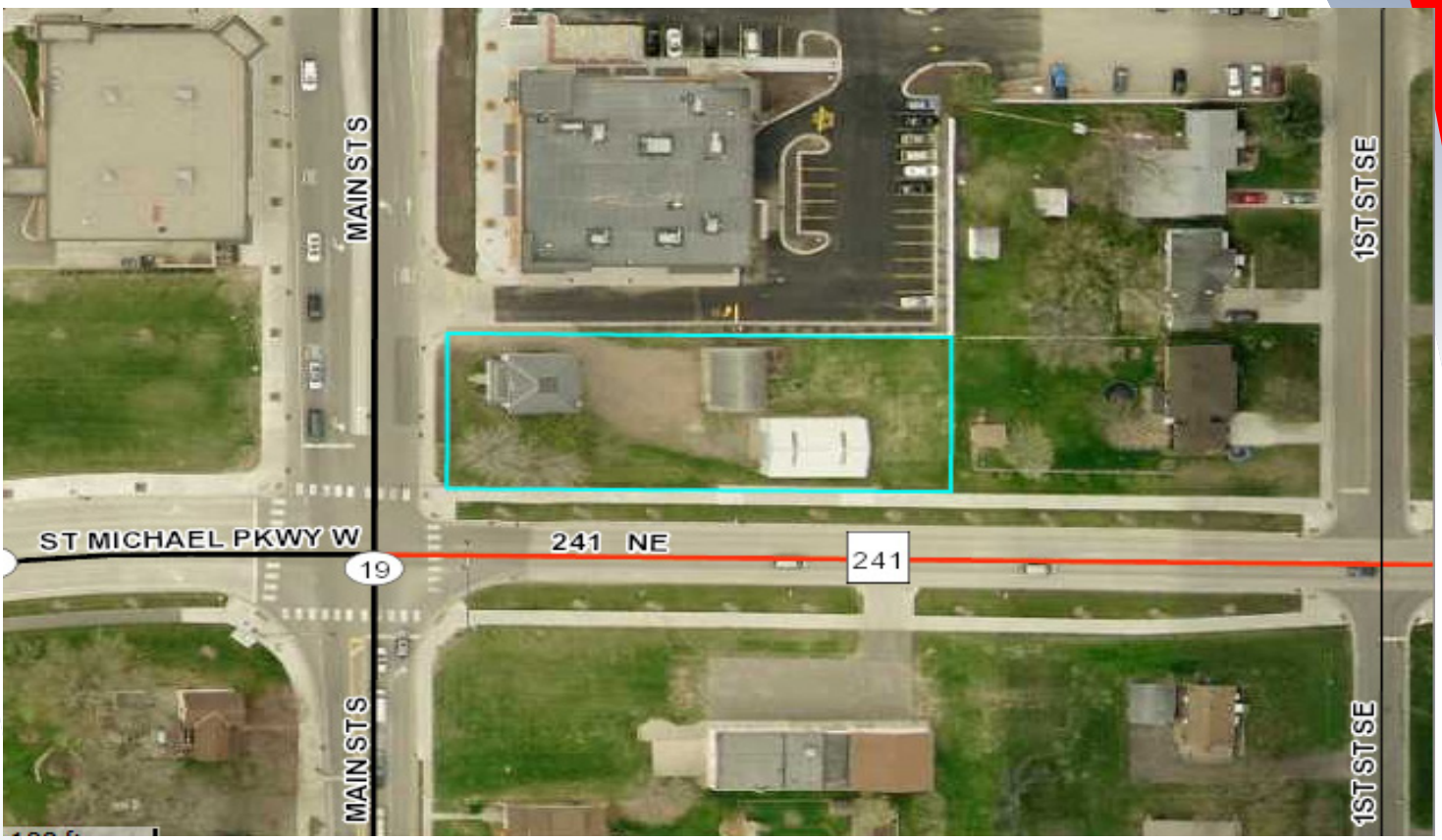
TRAFFIC COUNTS - 2017

* Main Street - 11,900 VPD
* County Road 241 - 16,800 VPD
* I-94 - 74,000 VPD



PROPERTY INFORMATION

* Quick and easy access to Main Street

* Retailers in the area include Walgreen's, Snap Fitness, State Farm Insurance, Corner Bar, Domino's Pizza, American Legion and more!

* Great development site!

St. Michael Demographics

Demographics - 2015	1-Mile	3-Mile	5-Mile
Population	12,399	16,286	29,530
Average Age	42	42	41
Average Household Inc.	$ 86,163	$ 77,347	$ 74,239
Median Household Inc.	$ 79,436	$ 69,447	$ 66,759

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crs
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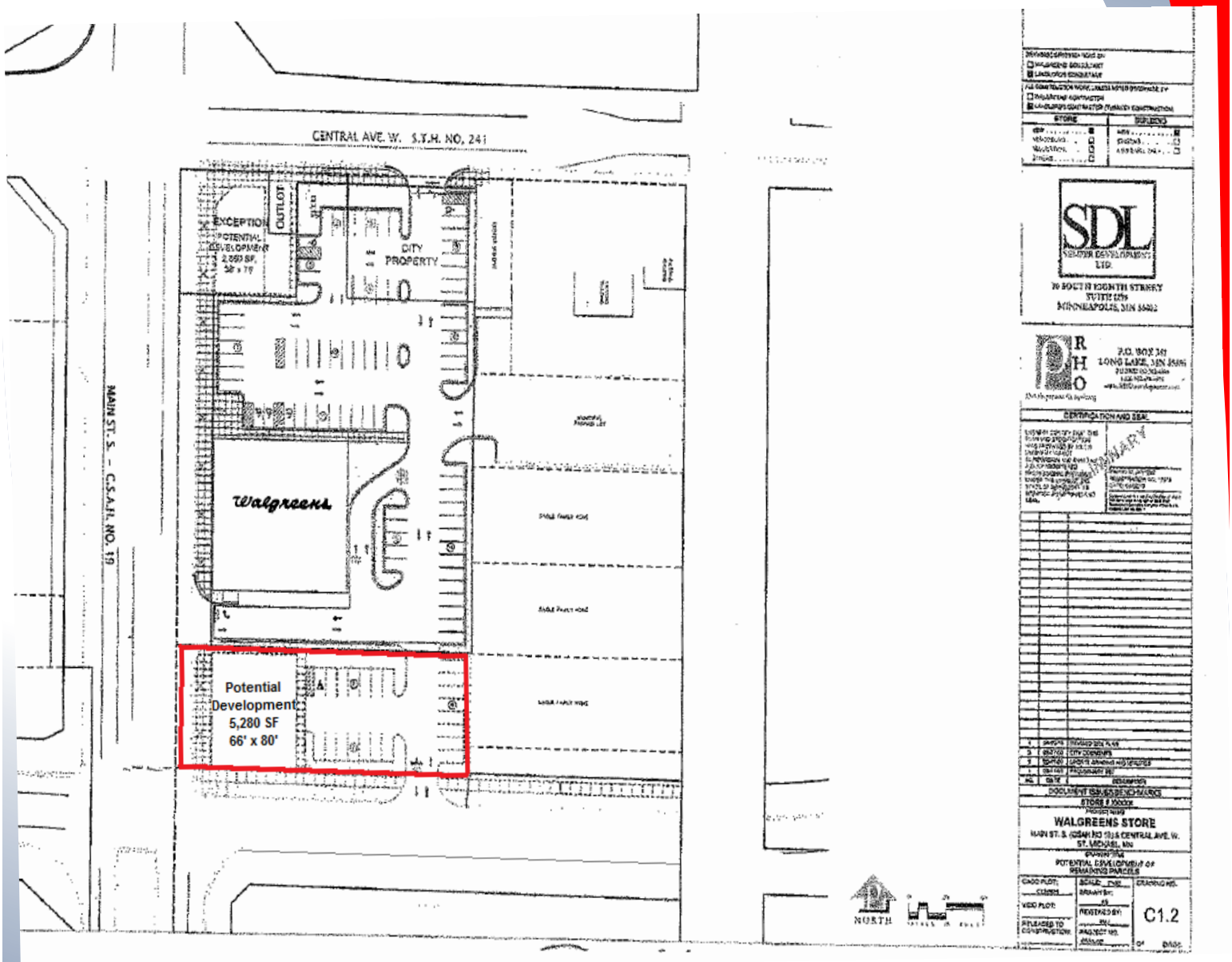
Approved For Cross Access Easement!



Commercial Redevelopment Site

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Signalized Intersection!

North Side

Rear View

View from Rear of Property

East Side View

NOTE: House is a tear down.

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