



COMMERCIAL REALTY SOLUTIONS  
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St. Michael - Commercial Land

# FOR SALE

205 Central Ave. East, St. Michael, MN 55376



**Excellent Retail /  
Office Location**

## PROPERTY INFORMATION

- \* SALES PRICE **\$499,000.00**  
(\$4.68/PSF)
- \* 2.45 Acres Commercial Land
- \* Wright County PID 114-500-132216
- \* 2017 Taxes \$4,588.00
- \* Zoned B1 General Business
- \* Minutes from I-94
- \* Maple Grove is only 20 minutes away
- \* 10 minutes from Albertville Premium Outlet Mall
- \* Located between Walgreen's & CVS
- \* Across from the new Caribou Coffee
- \* Retail/Office Development Location
- \* City received Certificate of Achievement for Excellence 2011 for the 7th year in a row!



**Contact:**

**WAYNE ELAM**

**(763) 229-4982**

**WElam@commrealtysolutions.com**

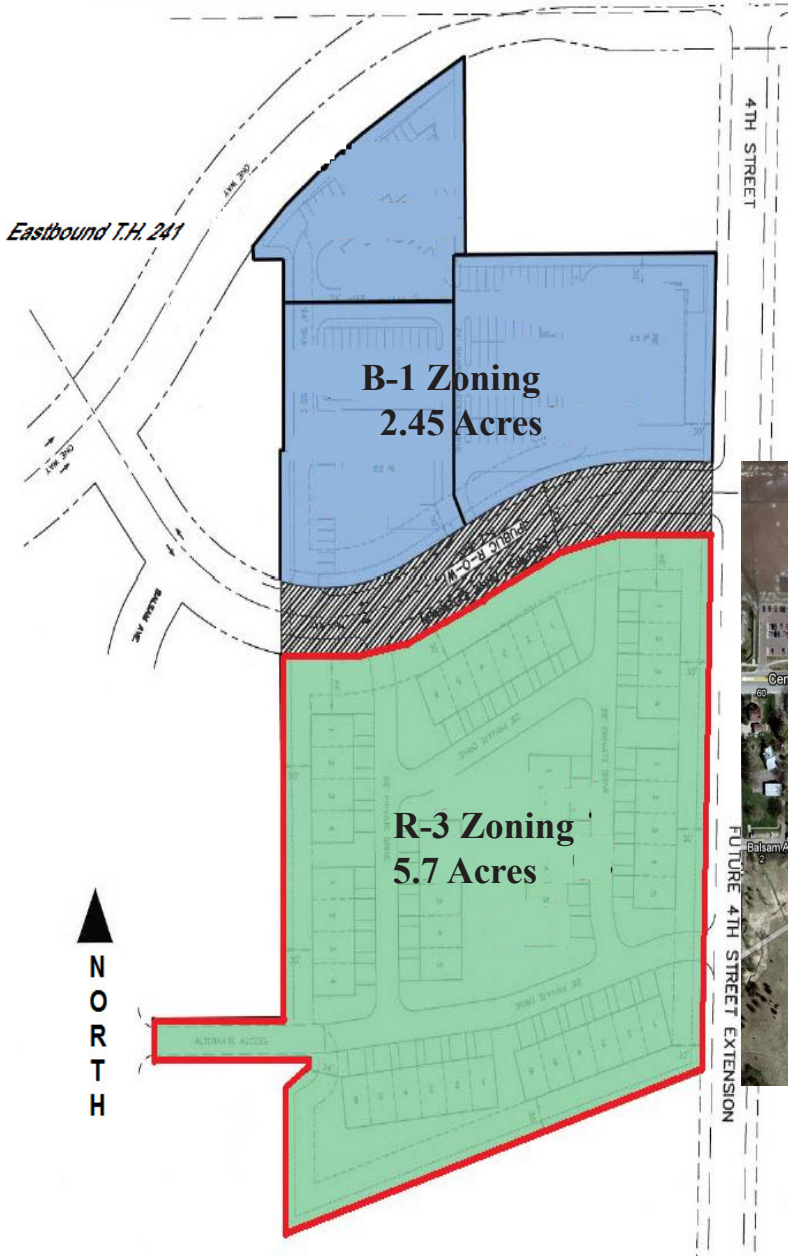


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(Westbound Hwy. 241 (Central Avenue))



## TRAFFIC COUNTS - 2017

\* Central Ave (Hwy 241) - 16,800 VPD

\* I-94 - 65,000 VPD



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