



MLS 6535608 Commercial

\$369,900

752 Aspen Avenue SE
Menahga MN 56464

(Active)

Description:

Opportunity knocks! LEASE to OWN and CONTRACT for DEED options available. This is an exceptional multi-use property conducive for a variety of business opportunities. It has served in a retail, equipment rental and boat servicing capacity. It is also ideal for a primary business with sub-leasing capability. Features 4,700+ square feet, all of which is on one convenient level with no steps. There is in-floor + overhead heating, A/C and fiber optic internet. 5 overhead doors on the main structure, 3 of which are 14 feet in height. Also includes a 14x60 mini storage building and two billboards that generate a consistent, long-term revenue stream. There are two additional 16ft storage sheds previously utilized by the owner as an extension to the shop/garage space. Sits on 325ft of highly visible HWY 71 frontage with customer friendly access and a large parking lot. Great property with so many options.

Additional Details:

Taxes (unreported)
Taxes with Assessments (unreported)

Driving Directions:



Listed By:
Affinity Real Estate Inc.

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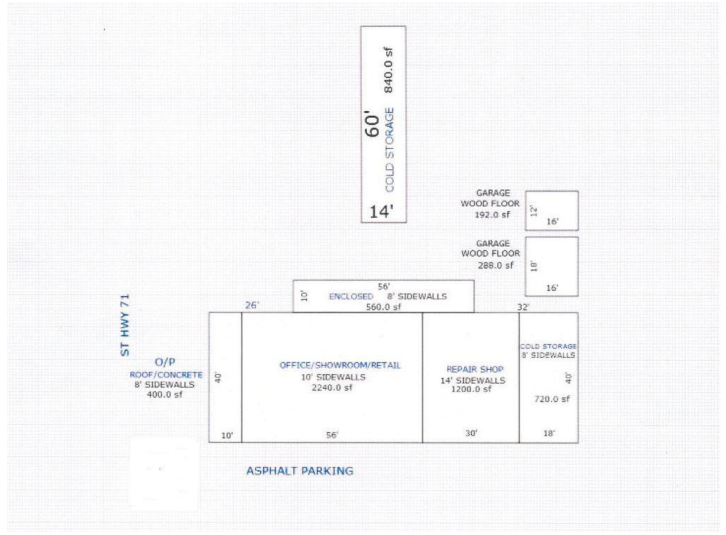
Call Affinity Real Estate

218-237-3333

info@affinityrealestate.com



Affinity Real Estate - 600 Park Avenue South - Park Rapids MN 56470



HWY 71



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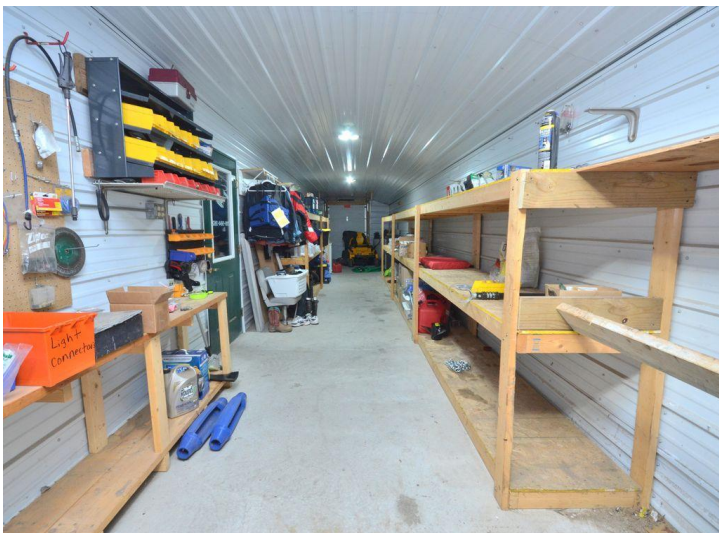
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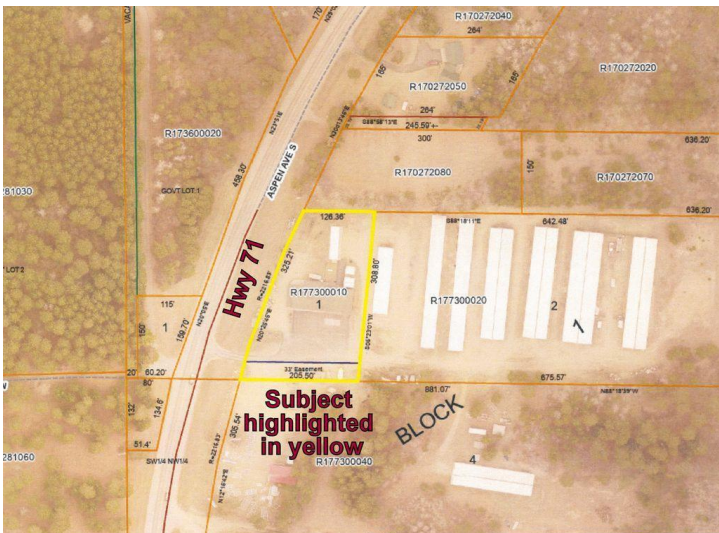
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HWY 71
LOOKING
NORTH



HWY 71
LOOKING
SOUTH



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