



MLS 6011144 Commercial Sale

**\$485,000**

**Description:**

Don't miss this excellent opportunity to move or expand into a quality office building near the busy Highway 200/371 corridor. Located in charming downtown Walker, this PRIME commercial building is just one block off of the "main" street in a very high traffic location. This newer construction "condo" building has 1200 finished square feet and has employee/customer parking in back. This is an excellent opportunity to locate your business in a well-maintained office building or benefit of cash flow from existing tenant. Check out this commercial property today!

**Additional Details:**

Year Built	2005
Lot Dimensions	1200
School District	113
Taxes	\$2,314
Taxes with Assessments	\$2,614
Tax Year	2021

**Additional Features:**

**Fuel:** Propane **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

**Driving Directions:**

From Minnesota Ave N, turn north on 4th Street S for 1 block, left onto Railroad Ave W to 310 Railroad Ave W.



Listed By:  
Bill Hansen Realty/Walker

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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**





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