



MLS 6418686 Land

\$200,000

1.37 Acres
Raw Land

L1B1 Mag Seven Court
Bemidji MN 56601

Status: Active



Description:

This 1.36 acre lot presents an outstanding opportunity for commercial development, especially due to its favorable location in close proximity to highway access. The presence of city sewer and water connections at the curb is a significant advantage.

The convenience of underground utilities is a modern and attractive feature, enhancing the aesthetic appeal of the area. City-maintained blacktop roads further contribute to the overall accessibility and visual appeal of the development.

Additional Details:

Lot Acres	1.37
Lot Dimensions	220x270
School District	31
Taxes	\$1,654
Taxes with Assessments	\$1,654
Tax Year	2023

Additional Features:

Driving Directions:

West on Division St, left on Mag Seven Ct SW. Lot on the right.



Listed By:
CENTURY 21 Dickinson Realtors

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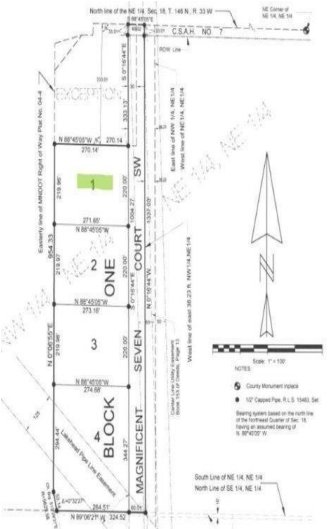
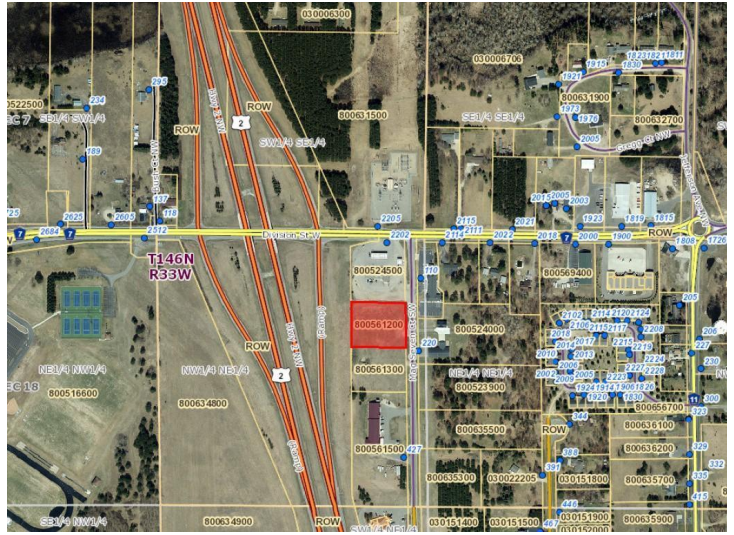
Call Affinity Real Estate

218-237-3333

info@affinityrealestate.com



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



KNOW ALL MEN BY THESE PRESENTS That George R. Grigg and Christa Jean Grigg, husband and wife, the makers, and Jordahl, Inc., a corporation organized under the laws of the State of Minnesota, the maker, and The First National Bank of Bemidji, a national banking association, mortgagee of the following described premises situated in the County of Bemidji, State of Minnesota, have agreed by contract to accept and convey to the County of Bemidji, Minnesota, a portion of the parcel of land described as follows:

The part of the northwest quarter of the northwest quarter, Section 16, Township 146 North, Range 33 West, Bemidji County, Minnesota, being parcel 800561200, and the part of the southeast quarter of the southeast quarter, Section 16, Township 146 North, Range 33 West, Bemidji County, Minnesota, being parcel 800524000, together with the part of the parcel of land described as follows:

In witness whereof said George R. Grigg and Christa Jean Grigg, husband and wife, have hereunto set our hands and the seal of said County of Bemidji, Minnesota, this 22nd day of August, 2025.

STATE OF MINNESOTA
COUNTY OF BEMIDJI

The foregoing instrument was acknowledged before me this 22nd day of August, 2025, by George R. Grigg and Christa Jean Grigg, husband and wife, as the makers, and Jordahl, Inc., as the mortgagee.

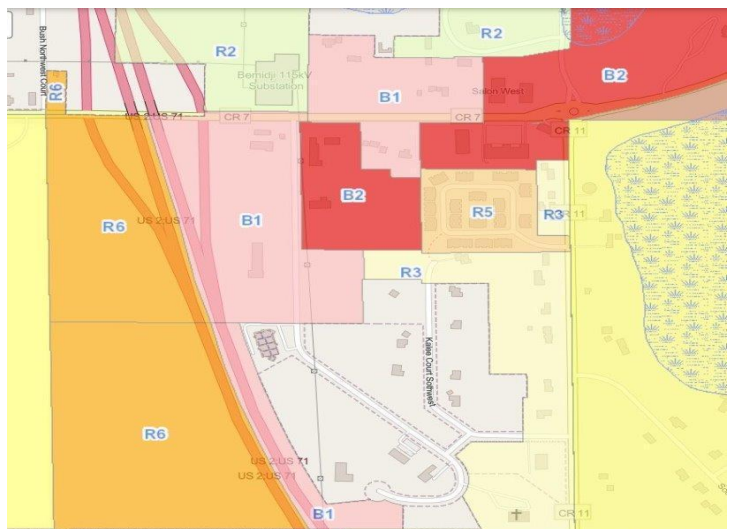
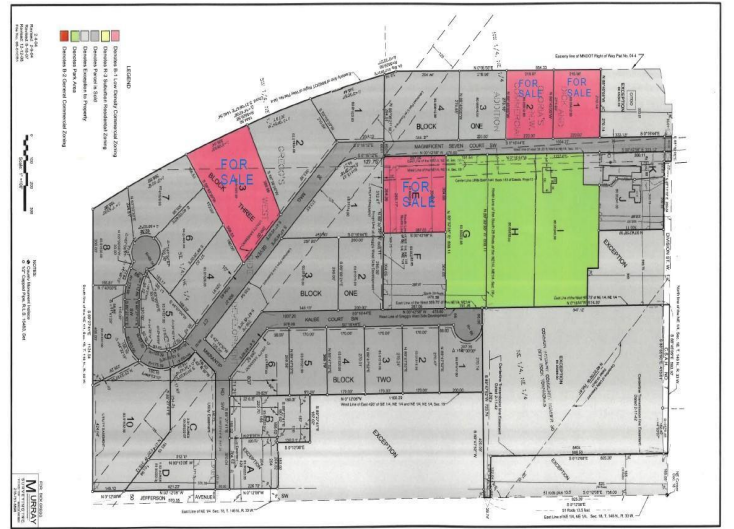
STATE OF MINNESOTA
COUNTY OF BEMIDJI

The foregoing instrument was acknowledged before me this 22nd day of August, 2025, by Thomas E. Heide, President of Jordahl, Inc., a corporation organized under the laws of the State of Minnesota.

STATE OF MINNESOTA
COUNTY OF BEMIDJI

The foregoing instrument was acknowledged before me this 22nd day of August, 2025, by Robert H. Stehle, Minnesota Registered Professional Land Surveyor No. 19482.

I, the undersigned, being a duly qualified and sworn-in Land Surveyor in the State of Minnesota, do hereby certify that the foregoing instrument was duly acknowledged before me on the date and at the place therein stated, and that the signatures of the parties thereto are in conformity with the law.



website: www.AffinityRealEstate.com | email: info@affinityrealestate.com | office: 218-237-3333 | fax: 218-237-3377



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