



MLS 6523209 Commercial Sale

\$799,000

Description:

Versatile, Open Concept, Endless Potential! Nestled on a Sprawling 5-Acre parcel off Bustling Highway 78, this 9,000 SqFt Steel Construction building Commands Attention with its Prime Location & Unparalleled Visibility. Boasting 14 Ft side walls and over 125,000 Cubic Feet of Storage space, this building is Primed to cater to Multiple Businesses or Accommodate One Major Enterprise. Crafted with Precision to meet the Dynamic needs of commercial business, this building features Oversized Overhead Doors, ensuring Seamless Handling of all Shipping & Receiving endeavors. Don't miss your chance to Seize this Exceptional Opportunity & turn your business Dreams into Reality!

Additional Details:

Year Built	2024
Lot Acres	5
Lot Dimensions	428x510
Garage Stalls	2
School District	549
Taxes	\$440
Taxes with Assessments	\$440
Tax Year	2024

Additional Features:

Fuel: Natural Gas **Heat:** None

Driving Directions:

From Perham, head South on Hwy 78 for about 5 Miles, or until N Boedigheimer Dr, then turn right. Your destination will be the first approach on the left.



Listed By:
Jack Chivers Realty

Affinity Real Estate Inc. participates in the Regional Multiple Listing Service of Minnesota, Inc Broker Reciprocity (sm) program, allowing us to display other broker's listings on our website. All properties are subject to prior sale, change or withdrawal.



Call Affinity Real Estate

218-237-3333

info@affinityrealestate.com



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



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

Affinity
REAL ESTATE INC

\$799,000
MLS 6523209 Commercial
Sale
43950 Boedigheimer Drive
Perham MN 56573



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



\$799,000
MLS 6523209 Commercial
Sale
43950 Boedigheimer Drive
Perham MN 56573



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



\$799,000
MLS 6523209 Commercial
Sale
43950 Boedigheimer Drive
Perham MN 56573



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



\$799,000
MLS 6523209 Commercial
Sale
43950 Boedigheimer Drive
Perham MN 56573



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



\$799,000
MLS 6523209 Commercial
Sale
43950 Boedigheimer Drive
Perham MN 56573



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



\$799,000
MLS 6523209 Commercial
Sale
43950 Boedigheimer Drive
Perham MN 56573