



MLS 6597601 Commercial Sale

\$475,000

Description:

HIGH TRAFFIC LOCATION across from WALMART in Wadena,,,,,,,,,,,,,Just 1/2 block off US HWY 71 . Facility has been used as a lumber yard for the past 30 years. Business assests, inventory and equipment is available separately.

Additional Details:

| | |
|------------------------|-----------|
| Year Built | 1994 |
| Lot Acres | 1.06 |
| Lot Dimensions | 185 x 250 |
| School District | 2155 |
| Taxes | \$4,061 |
| Taxes with Assessments | \$4,352 |
| Tax Year | 2024 |

Additional Features:

Fuel: Natural Gas **Heat:** Forced Air

Driving Directions:

from intersection 10 & 71 go north on 71 for approximately 2 miles and then turn left on Juniper Ave by Subway. Will be next place on left side of road.



Listed By:
The Gores Company

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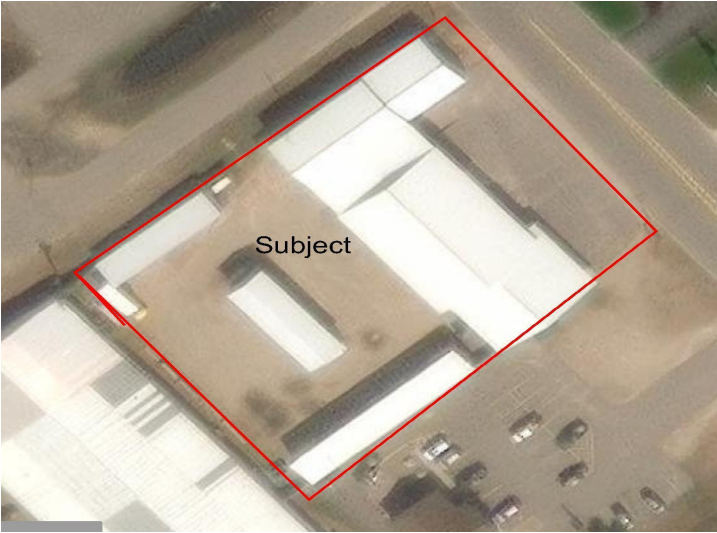
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