



MLS 6685112 Commercial

**\$625,000**

407 Beltrami Avenue  
Bemidji MN 56601

Status: Active

**Description:**

Exceptional investment opportunity in the heart of downtown Bemidji! This 7,000 sq. ft. commercial retail space on the main level, with additional warehouse space in the lower level, offers prime visibility and accessibility. Formerly a Goodwill location, the property comes with a lease in place until June 2027, with an optional buyout available. Just two blocks from Paul and Babe at the waterfront, this high-traffic location ensures strong tenant appeal and long-term value. Perfect for investors seeking a stable income-producing asset in a vibrant commercial district.

**Additional Details:**

Year Built	1954
Lot Acres	0.16
Lot Dimensions	140x50
School District	31
Taxes	\$8,470
Taxes with Assessments	\$8,470
Tax Year	2024

**Additional Features:**

**Fuel:** Natural Gas **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected

**Driving Directions:**

407 Beltrami Ave NW



Listed By:  
Andy Williams Realty Group, LLC

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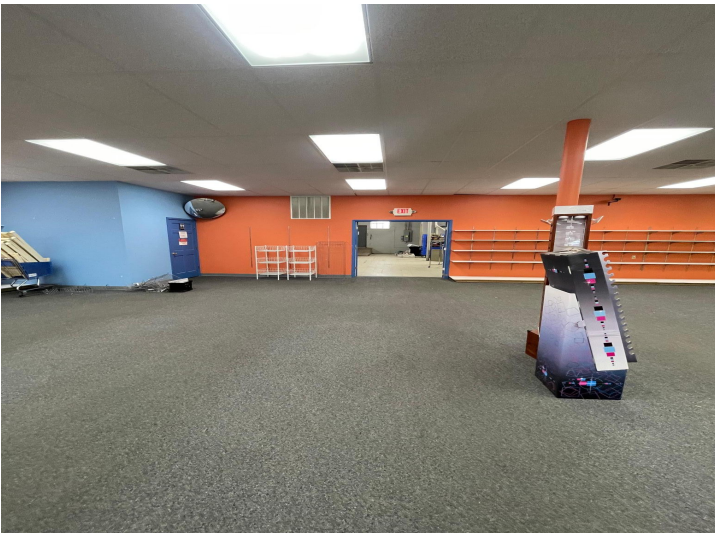
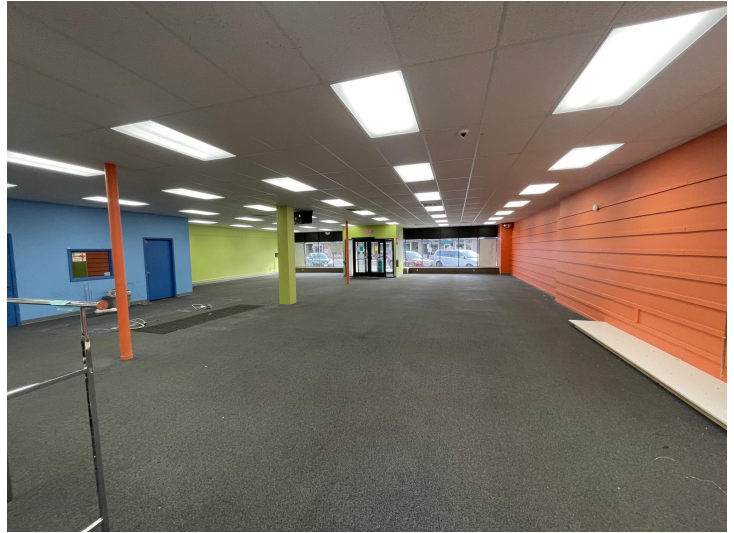
Call Affinity Real Estate

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