

MLS 7019829 Land

$85,000

2.046 Acres
Raw Land

507 Ash Avenue
Wadena MN 56482

Status: Active

Description:

High-visibility 2-acre commercial lot now available with rail access in Wadena, Minnesota. Positioned on the south side of Highway 10, just west of Highway 71. According to 2024 MnDOT data, the site benefits from an average daily traffic count of 8,809 vehicles, offering excellent exposure and transportation connectivity for commercial or industrial users. Excellent investment opportunity. Build now or hold for future development. All in the beautiful northern Minnesota county of Wadena !!!

Additional Details:

Lot Acres	2.046
Lot Dimensions	579 x 135 x 669 x 130
Taxes	$1,128
Taxes with Assessments	$3,886
Tax Year	2026

Additional Features:

Driving Directions:

From the intersection of US Hwy 10 and 71, West on US Hwy 10 1/2 mile, lot is on the south side of US Hwy 10

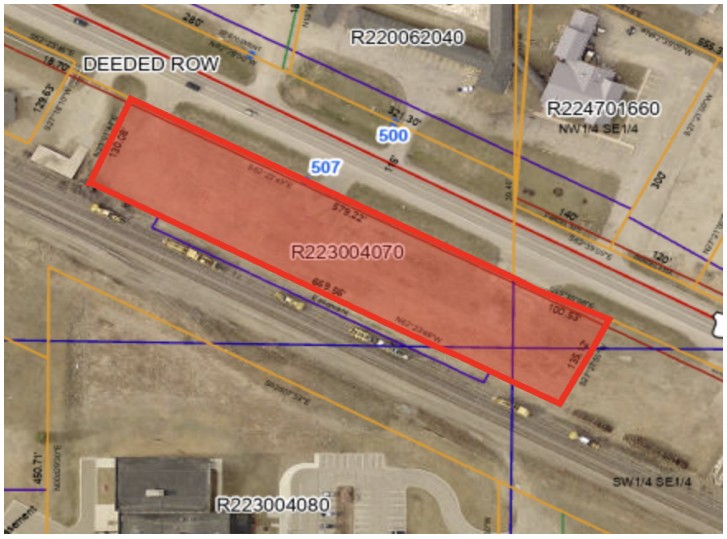
Broker Reciprocity

Listed By:
Timber Ghost Realty, LLC

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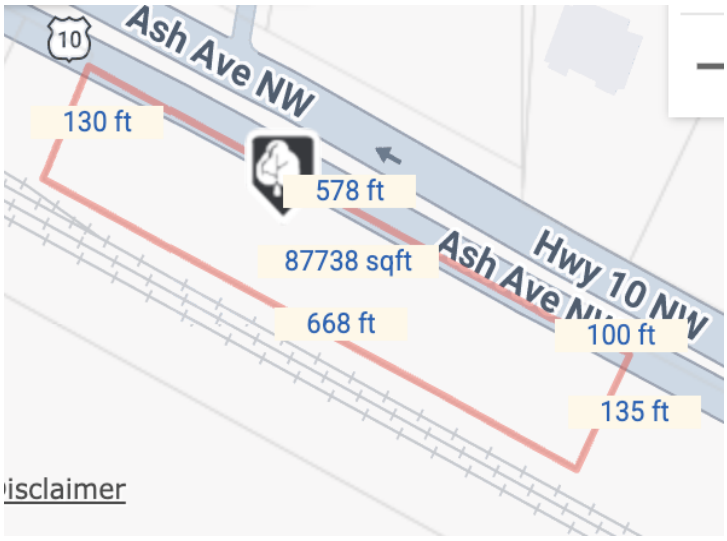
Call Affinity Real Estate
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