



MLS 7023795 Commercial

\$199,000

309 Degraff Avenue
Swanville MN 56382

Status: Active

Description:

Have you ever wanted to be your own boss? Here's your opportunity! This thriving, full-service grocery store is a community staple, offering dairy, meat, frozen foods, bakery items, canned and dry goods, cleaning supplies, paper products, health essentials and more. Supported by loyal local customers, this turnkey business also comes with a possible grant opportunity for renovations. Plus, the upstairs space offers potential for a rental or office. There are so many ways you could expand and make your mark as a business owner in this community. Don't miss this chance to own a vital part in the heart of Swanville!

Additional Details:

Year Built	1901
Lot Acres	0.344
Lot Dimensions	150x100
School District	1802
Taxes	\$3,752
Taxes with Assessments	\$3,752
Tax Year	2026

Additional Features:

Basement: Block, Unfinished **Fuel:** Array **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

Driving Directions:

From Hwy 27, go south on Hwy 28 to Swanville. Turn left on 1st, turn right on DeGraff.



Listed By:
eXp 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

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